

MEETING NOTICE

NOTICE IS HEREBY GIVEN that the Regular Meeting of the President and Village Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois will be held on Tuesday, October 21, 2025, beginning at 6:00 PM in the Council Chambers at the Village Hall of Tinley Park, 16250 South Oak Park Avenue, Tinley Park, Illinois.

6:00 PM

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

ITEM #1

SUBJECT:

CONSIDER APPROVAL OF AGENDA

ACTION:

Discussion - **Consider approval of agenda as written or amended.**

COMMENTS:

ITEM #2

SUBJECT:

CONSIDER APPROVAL OF MINUTES OF THE REGULAR VILLAGE BOARD MEETING HELD ON OCTOBER 7, 2025.

ACTION:

Discussion: **Consider approval of minutes as written or amended.**

COMMENTS:

ITEM #3

SUBJECT:

RECEIVE PRESENTATION OF THE TINLEY PARK BUSINESS SPOTLIGHT- GAS N WASH AT 18301 LAGRANGE ROAD - **President Glotz & Clerk O'Connor**

ACTION:

Gas N Wash at 18301 S Lagrange Road in Tinley Park is a "one-stop shop" for fuel, convenience, and car wash services. It features a 24/7 gas station with a convenience store that sells snacks and drinks, a car wash, and a variety of amenities like a beer cave, gaming, and food options from local vendors. The location also offers an Unlimited Wash Club for regular car washes.

COMMENTS:

ITEM #4

SUBJECT:

CONSIDER APPOINTING BRENT POORTINGA AS A BOARD MEMBER OF THE POLICE PENSION BOARD - **President Glotz**

ACTION:

Police Pension Board

Brent Poortinga

Consider appointing Brent Poortinga as a Board Member of the Police Pension Board.

COMMENTS:

ITEM #5

SUBJECT: CONSIDER APPOINTING BETH GARCIA TO THE POSITION OF PUBLIC WORKS SERVICE REPRESENTATIVE - **President Glotz**

ACTION: Beth is an experienced administrative professional with 3 years of records management and customer service experience working with residents, answering their questions, listening, and problem-solving issues. She is familiar with following strict processes, policies and procedures. She is eager to be the point of contact for challenging situations. **Consider appointing Beth Garcia to the position of Public Works Service Representative effective October 27, 2025.**

COMMENTS: _____

ITEM #6

SUBJECT: CONSIDER APPOINTING CATHY CISSNA TO THE POSITION OF POLICE CLERK MATRON - **President Glotz**

ACTION: Cathy has over 20 years of experience performing a variety of administrative, police records and support functions. She is familiar with working in a police environment and experienced in customer service. She is eager to help the police department and Village residents. **Consider appointing Cathy Cissna to the position of Police Clerk Matron effective October 27, 2025.**

COMMENTS: _____

ITEM #7

SUBJECT: CONSIDER APPROVAL OF THE FOLLOWING CONSENT AGENDA ITEMS:

- A. CONSIDER ADOPTING RESOLUTION 2025-R-125 ADOPTING ILLINOIS DEPARTMENT OF TRANSPORTATION (IDOT) PERMITTING STANDARDS FOR WORK PERFORMED IN STATE RIGHTS OF WAY.
- B. CONSIDER ADOPTING RESOLUTION 2025-R-123 APPROVING A JOC CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND BEAR CONSTRUCTION FOR THE FORMER BECHSTEIN BUILDING UPGRADES IN THE AMOUNT OF \$98,600.
- C. CONSIDER PAYMENTS OF OUTSTANDING BILLS IN THE AMOUNT OF \$6,317,416.76 AS LISTED ON THE VENDOR BOARD APPROVAL REPORTS DATED OCTOBER 10 AND 17, 2025.

ACTION: Discussion: **Consider approval of consent agenda items.**

COMMENTS: _____

ITEM #8

SUBJECT: CONSIDER ADOPTING RESOLUTION 2025-R-129 APPROVING A ZONING LOT CONSOLIDATION AGREEMENT FOR PROPERTY LOCATED AT 17201 RIDGELAND AVENUE - **Trustee Mahoney**

ACTION: The Zoning Lot Consolidation Agreement between the Village and Vazquez Group LLC will legally unify the property located at 17201 Ridgeland Avenue and restrict separate conveyance of each parcel. This agreement will be executed and recorded as per the recommended condition of the Special Use Permits per Ordinance 2025-O-035. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #9

SUBJECT: CONSIDER ADOPTING ORDINANCE 2025-O-035 GRANTING SPECIAL USE PERMITS FOR BUILDING MATERIAL SALES/STORAGE & MILLWORK AND FOR OPEN STORAGE – LEVEL 2 AT 17201 RIDGELAND AVENUE (TORO CONSTRUCTION / VAZQUEZ GROUP LLC D/B/A INTEGRITY WALL INC.) - **Trustee Mahoney**

ACTION: The Special Use Permits allow for Building Material Sales/Storage & Millwork and for Open Storage – Level 2 at 17201 Ridgeland Avenue in the ORI (Office Restricted Industrial) Zoning District. The Plan Commission held a Public Hearing on October 2, 2025, and voted 7-0 to recommend approval of the Special Use Permits in accordance with the listed plans, the recommended condition, and drafted Findings of Fact in the Staff Report. **This Ordinance is eligible for adoption.**

COMMENTS:

ITEM #10

SUBJECT: CONSIDER ADOPTING ORDINANCE 2025-O-036 GRANTING ACTION BEHAVIOR CENTERS A SPECIAL USE FOR A SUBSTANTIAL DEVIATION FROM THE TINLEY CROSSINGS CORPORATE PUD TO CONSTRUCT AN OUTDOOR PLAY AREA 8151 183RD STREET, SUITE B - **Trustee Mahoney**

ACTION: The Special Use for Substantial Deviation to the Tinley Crossings PUD allows an outdoor play area located at a previously approved Special Needs/Therapy Institution use adopted as Ordinance 2024-O-066 within the existing M-1 PD (Tinley Crossings Corporate Center Planned Unit Development) zoning district. The Plan Commission held a Public Hearing on October 2, 2025, and voted 7-0 to recommend approval of the Special Use in accordance with the listed plans, the recommended condition, and drafted Findings of Fact in the Staff Report. **This Ordinance is eligible for adoption.**

COMMENTS:

ITEM #11

SUBJECT: CONSIDER ADOPTING ORDINANCE 2025-O-037 DENYING A VARIATION FROM THE ZONING ORDINANCE AT 4 MESSINA COURT (REESE DRIVEWAY) - **Trustee Mahoney**

ACTION: At the October 7, 2025, Village Board meeting, a motion was made to approve Ordinance 2025-O-033, granting a Variation from the Zoning Ordinance at 4 Messina Court, which failed to garner enough votes for passage. This Ordinance reflects the denial of the Variation request. **This Ordinance is eligible for adoption.**

COMMENTS:

ITEM #12

SUBJECT: CONSIDER ADOPTING RESOLUTION 2025-R-126 APPROVING A DONATION AGREEMENT WITH THE TINLEY PARK BULLDOGS FOR AUTOMATED EXTERNAL DEFIBRILLATORS (AED) - **President Glotz**

ACTION: Youth sports organizations must have an Automated External Defibrillator (AED) readily available at their practices and games to ensure safety in emergencies. The Village places a strong emphasis on the health and safety of its coaches, parents, fans, and youth, and is dedicated to fostering an environment that encourages children to stay active and healthy. Therefore, the Village will be donating AED devices to the Tinley Park Bulldogs, who practice and play on property managed by the Tinley Park Park District. This donation is a direct reflection of the Village's unwavering commitment to community well-being and its support for organizations dedicated to youth development. In exchange for this donation, the organizations are required to provide a signed waiver that releases the Village from any future claims related to the use, maintenance, or operation of the AED units. This item was discussed at the Committee of the Whole held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS:

ITEM #13

SUBJECT: CONSIDER ADOPTING RESOLUTION 2025-R-127 APPROVING A DONATION AGREEMENT WITH THE TINLEY PARK BOBCATS.FOR AUTOMATED EXTERNAL DEFIBRILLATORS (AED) - **President Glotz**

ACTION: Youth sports organizations must have an Automated External Defibrillator (AED) readily available at their practices and games to ensure safety in emergencies. The Village places a strong emphasis on the health and safety of its coaches, parents, fans, and youth, and is dedicated to fostering an environment that encourages children to stay active and healthy. Therefore, the Village will be donating AED devices to the Tinley Park Bobcats, who practice and play on property managed by the Tinley Park Park District. This donation is a direct reflection of the Village's unwavering commitment to community well-being and its support for organizations dedicated to youth development. In exchange for this donation, the organizations are required to provide a signed waiver that releases the Village from any future claims related to the use, maintenance, or operation of the AED units. This item was discussed at the Committee of the Whole held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS:

ITEM #14

SUBJECT: CONSIDER ADOPTING RESOLUTION 2025-R-124 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND MANICZ MEDIA FOR A WINTER TOURISM MARKETING CAMPAIGN - **Trustee Sullivan**

ACTION: This item was discussed at the Committee of the Whole on October 7, 2025. **This Resolution is eligible for adoption.**

COMMENTS:

ITEM #15

SUBJECT: CONSIDER ADOPTING RESOLUTION 2025-R-0130 APPROVING AN INTERGOVERNMENTAL AGREEMENT WITH THE VILLAGE OF ORLAND PARK FOR USE OF THE INDOOR PUBLIC SAFETY TRAINING CENTER. - **Trustee Mueller**

ACTION: This item was discussed at the Committee of the Whole held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS:

ITEM #16

SUBJECT:

CONSIDER ADOPTING RESOLUTION 2025-R-122 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND MORTON SALT, INC. FOR A BULK ROAD SALT PURCHASE - **Trustee Brennan**

ACTION:

Consider approving a contract with Morton Salt, Inc. in the amount of \$74.49 per ton. This item was discussed at the Committee of the Whole meeting held on October 7, 2025. **This Resolution is eligible for adoption.**

COMMENTS:

ITEM #17

SUBJECT:

RECEIVE COMMENTS FROM THE PUBLIC.

COMMENTS:

ITEM #18

SUBJECT:

RECEIVE COMMENTS FROM STAFF.

COMMENTS:

ITEM #19

SUBJECT:

RECEIVE COMMENTS FROM BOARD.

COMMENTS:

ITEM #20

SUBJECT:

ADJOURN TO EXECUTIVE SESSION TO DISCUSS:

- A. COLLECTIVE NEGOTIATING MATTERS BETWEEN THE PUBLIC BODY AND ITS EMPLOYEES OR THEIR REPRESENTATIVES, OR DELIBERATIONS CONCERNING SALARY SCHEDULES FOR ONE OR MORE CLASSES OF EMPLOYEES.
- B. THE APPOINTMENT, EMPLOYMENT, COMPENSATION, DISCIPLINE, PERFORMANCE, OR DISMISSAL OF SPECIFIC EMPLOYEES OF THE PUBLIC BODY OR LEGAL COUNSEL FOR THE PUBLIC BODY, INCLUDING HEARING TESTIMONY ON A COMPLAINT LODGED AGAINST AN EMPLOYEE OF THE PUBLIC BODY OR AGAINST LEGAL COUNSEL FOR THE PUBLIC BODY TO DETERMINE ITS VALIDITY.
- C. THE PURCHASE OR LEASE OF REAL PROPERTY FOR THE USE OF THE PUBLIC BODY, INCLUDING MEETINGS HELD FOR THE PURPOSE OF DISCUSSING WHETHER A PARTICULAR PARCEL SHOULD BE ACQUIRED.
- D. THE SETTING OF A PRICE FOR SALE OR LEASE OF PROPERTY OWNED BY THE PUBLIC BODY.

ADJOURNMENT

**MINUTES OF THE BOARD MEETING OF THE TRUSTEES,
VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES,
ILLINOIS, HELD OCTOBER 7, 2025**

The regular meeting of the Board of Trustees, Village of Tinley Park, Illinois, was held in the Council Chambers located in the Village Hall of Tinley Park, 16250 Oak Park Avenue, Tinley Park, IL on October 7, 2025. President Glotz called this meeting to order at 6:03 p.m.

At this time President Glotz led the Board and audience in the Pledge of Allegiance.

Clerk O'Connor called the roll. Present and responding to roll call were the following:

Village President:	Michael W. Glotz
Village Clerk:	Nancy M. O'Connor
Trustees:	William P. Brady William A. Brennan Kenneth E. Shaw Colleen M. Sullivan
Absent:	Dennis P. Mahoney Michael G. Mueller
Also Present:	
Village Manager:	Patrick Carr
Village Attorney:	Luanne Galovich

Motion was made by Trustee Brennan, seconded by Trustee Brady to approve the agenda as written or amended for this meeting. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Brady, seconded by Trustee Sullivan to approve and place on file the minutes of the Public Hearing and the regular Village Board Meeting held on September 16, 2025. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

President Glotz and Clerk O'Connor presented the Tinley Park Business Spotlight.

- The Primal Cut, 17344 Oak Park Avenue

President Glotz presented the Tinley Park Back to School Kickoff event that was held on September 7, 2025.

At this time Clerk O'Connor swore in the following Firefighters:

- Christopher Cerrito
- James Duignan
- Nicholas Kuczvara
- Kenneth Palmer
- Lars Stanford

- Zachary Unger
- Donaciano Villalobos

Motion was made by Trustee Brady, seconded by Trustee Sullivan, to appoint **JASON RIHA AS A COMMISSIONER OF THE ECONOMIC COMMERCIAL COMMISSION**. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Sullivan, seconded by Trustee Brady, to consider approving the following Consent Agenda items:

- A. CONSIDER ADOPTING RESOLUTION 2025-R-114 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND PRINCIPLE LIGHTING, INC. FOR DOWNTOWN HOLIDAY DECORATIONS IN THE AMOUNT OF \$65,915.33.
- B. CONSIDER ADOPTING RESOLUTION 2025-R-120 APPROVING A RENTAL CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND PRO EM NATIONAL EVENT SERVICES FOR TENT, STAGE, AND GENERAL SERVICES FOR THE 2025 HOLIDAY MARKET.
- C. CONSIDER ADOPTING RESOLUTION 2025-R-121 APPROVING AN INTERGOVERNMENTAL AGREEMENT (IGA) BETWEEN THE VILLAGE OF TINLEY PARK AND SCHOOL DISTRICT 230 REGARDING THE SCHOOL RESOURCE OFFICER (SRO) POSITION.
- D. CONSIDER REQUEST FROM TINLEY WISH TO CONDUCT A TAG DAY FUNDRAISER ON OCTOBER 10, 11, 17, 18, 24, AND 25, 2025, AT CERTAIN INTERSECTIONS IN THE VILLAGE OF TINLEY PARK.
- E. CONSIDER REQUEST FROM TINLEY WISH, TO CONDUCT A QUEEN OF HEARTS RAFFLE THROUGH OCTOBER 6, 2026, OR UNTIL A WINNER IS DRAWN, WITH THE MAXIMUM VALUE OF THE PRIZE NOT TO EXCEED \$250,000. WINNERS WILL BE DRAWN WEEKLY AT TEEHAN'S TAVERN, 17329 OAK PARK AVENUE.
- F. CONSIDER REQUEST FROM THE CRISIS CENTER FOR SOUTH SUBURBIA, TO CONDUCT A RAFFLE THROUGH FEBRUARY 21, 2026, WITH THE MAXIMUM VALUE OF ALL PRIZES NOT TO EXCEED \$9,000. WINNERS WILL BE DRAWN AT THE ODYSSEY, 19110 RIDGELAND AVENUE.
- G. CONSIDER PAYMENTS OF OUTSTANDING BILLS IN THE AMOUNT OF \$4,801,207.72 AS LISTED ON THE VENDOR BOARD APPROVAL REPORTS DATED SEPTEMBER 19 AND 26 AND OCTOBER 3, 2025.

President Glotz asked if anyone from the Board would like to remove or discuss any items from the Consent Agenda. No items were removed or discussed. President Glotz asked if there were any comments from members of the public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Shaw, seconded by Trustee Sullivan, to adopt and place on file **RESOLUTION 2025-R-119 SUPPORTING AND CONSENTING TO THE FILING OF A CLASS 7B APPLICATION AT 18303 S. LAGRANGE ROAD (HILTON TRU HOTEL)**. This Resolution provides support for the Cook County Class 7b incentive which reduces the tax assessment ratio for the property at 18303 S. LaGrange Road to be developed as Hilton Tru Hotel. This item was discussed at the September 8, 2025, Economic and Commercial Commission and the Committee of the Whole meeting held on September 16, 2025. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Sullivan, seconded by Trustee Shaw, to place on first read **ORDINANCE 2025-O-033 GRANTING A VARIATION FROM THE ZONING ORDINANCE AT 4 MESSINA COURT (REESE DRIVEWAY)**. The requested Variation permits a 49-foot-9-inch-wide driveway curb cut, exceeding the maximum allowable width of 30 feet. The driveway was poured substantially wider than was shown on the approved plans. The Plan Commission held a Public Hearing on September 18, 2025, and voted 5-1, recommending approval of the request in accordance with the plans and Findings of Fact in the Staff Report. President Glotz asked if there were any comments from members of the Board or public. President Glotz stated he will allow public comment on this item for first reading. He stated that Interim Community Development Director Michael Coleman will present an overview of residential projects in which the homeowners received plan approvals from the Village but subsequently constructed the projects that deviated from the approved plans. Director Coleman presented four examples.

President Glotz would like to stay consistent when a petitioner deviates from approved plans. Trustee Shaw noted that petitioners need to follow their approved plans. He is not in favor of granting variances after the fact. Trustee Brennan concurred with Trustee Shaw. Trustee Sullivan stated that there are certain projects she can look past. Trustee Brady concurred with Trustees Shaw and Brennan. Director Coleman stated that a variance is supposed to cause hardship on the property; there is no hardship here.

The petitioners commented that they did have an architect who drew up plans and had them approved by the Village. They asked the Village to give them time to correct the driveway.

Vote on roll call. Ayes: Sullivan. Nays: Brady, Brennan, Shaw. Absent: Mahoney, Mueller. President Glotz declared the motion failed.

Motion was made by Trustee Sullivan, seconded by Trustee Shaw, to adopt and place on file **ADOPTING ORDINANCE 2025-O-032 GRANTING A SPECIAL USE FOR A SUBSTANTIAL DEVIATION FROM THE PARK CENTER PLAZA PUD TO ALLOW FOR THE ESTABLISHMENT OF A KENNEL AT 16040 HARLEM AVENUE (K9 RESORTS)**. The request allows for the establishment of a kennel in the former American Freight in-line commercial space at 16040 Harlem Avenue in the B-3 PD Zoning District. The proposal includes an enclosed outdoor area behind the building to be used as an animal play yard and several interior improvements to limit noise and odor. The Plan Commission held a Public Hearing on September 18, 2025, and voted 6-0 to recommend approval of the Special Use in accordance with the plans and Findings of Fact listed in the Staff Report. President Glotz asked if there were any comments from members of the Board or public. Trustee Shaw asked if at anyone had concerns about this establishment at the Plan Commission hearing. Director Coleman stated no concerns were heard at the hearing. Trustee Shaw also had concerns about sound issues. Director Coleman stated that sound was addressed at the Plan Commission meeting and satisfied. Trustee Brennan stated he also had sound concerns. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Sullivan, seconded by Trustee Shaw, to adopt and place on file **ORDINANCE 2025-O-034 REPLACING ORDINANCE NO. 2025-O-028 RELATED TO THE IMPOSITION OF A REVISED SIX-MONTH TEMPORARY MORATORIUM ON THE ACCEPTANCE, PROCESSING, AND APPROVAL OF CERTAIN BUSINESS LICENSES, DEVELOPMENT, AND ZONING APPLICATIONS IN THE VILLAGE OF TINLEY PARK, COUNTIES OF COOK AND WILL, STATE OF ILLINOIS.** This item was discussed at the Committee of the Whole held prior to this meeting. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Sullivan, seconded by Trustee Brennan, to adopt and place on file **RESOLUTION 2025-R-112 AUTHORIZING THE EXECUTION OF APPLICABLE BENEFIT AGREEMENTS FOR A 12-MONTH TERM FOR THE PURCHASE OF MEDICAL, DENTAL, VISION, LIFE INSURANCE, AND CERTAIN ANCILLARY BENEFITS FOR THE BENEFIT PLAN YEAR JANUARY 2026 THROUGH DECEMBER 2026.** This item was discussed at the Committee of the Whole on September 16, 2025. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Brennan, seconded by Trustee Sullivan, to adopt and place on file **RESOLUTION 2025-R-115 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND BEVERLY SNOW & ICE, INC. FOR SNOW REMOVAL - PARKING LOTS.** This contract with Beverly Snow & Ice, Inc. in the not to exceed amount of \$425,000, but can vary based on the frequency and amount of snow and ice control required. This item was discussed at the Committee of the Whole meeting held on September 16, 2025. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Brennan, seconded by Trustee Sullivan, to adopt and place on file **RESOLUTION 2025-116 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND ROY ZENERE TRUCKING & EXCAVATING FOR SNOW REMOVAL - CUL-DE-SACS.** This contract with Roy Zenere Trucking & Excavating in the not to exceed amount of \$212,000 but can vary based on the frequency and amount of snow and ice control required. This item was discussed at the Committee of the Whole meeting held on September 16, 2025. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Brennan, seconded by Trustee Sullivan to adopt and place on file **RESOLUTION 2025-R-117 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND AIRY'S, INC. FOR POST 2 (18301 RIDGELAND AVENUE) ELECTRICAL IMPROVEMENTS - CONSTRUCTION.** This contract is with Airy's, Inc. in the amount of \$1,077,776. This item was discussed at the Committee of the Whole meeting held on September 16, 2025. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

Motion was made by Trustee Brennan, seconded by Trustee Sullivan to adopt and place on file **RESOLUTION 2025-R-118 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND AIRY'S, INC. FOR POST 19 (174TH STREET & OZARK AVENUE) IMPROVEMENTS - CONSTRUCTION.** This contract is with Airy's, Inc. in the amount of

\$655,000. This item was discussed at the Committee of the Whole meeting held on September 16, 2025. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

President Glotz asked if there were any comments from members of the Staff.

Police Chief Tilton updated the Board regarding residents' concerns regarding speeding. He stated police patrol has responded and is doing traffic missions per shift. They have done about 180 car stops per week and 60 at the location of the resident concern on 167th Street. The police are working on slowing everyone down and impacting safety.

President Glotz asked if there were any comments from members of the Board.

Trustee Brady thanked the Fire Department for a successful Open House on Saturday, October 4th. He congratulated the recent Fire Academy Class, which graduated on October 4th.

Trustee Brennan thanked Assistant Village Manager Hannah Lipman and the committee for the Alzheimer's Walk, which took place on October 4th. This was another successful event.

President Glotz asked if there were any comments from members of the public.

A 38-year resident expressed concerns regarding:

- Poor upkeep of a neighbor's home in the subdivision.
- Vehicles are being parked on the street overnight.
- A neighbor renting out part of their home; he would like to see an ordinance prohibiting such arrangements.

A 43-year resident raised safety concerns about:

- Children riding scooters in the street due to the sidewalks being blocked by parked cars.
- The general safety of children in the neighborhood is related to these obstructions.

Linda Knight, a Village resident, stated that she believes her home has been connected to a "Nest" without her permission.

Motion was made by Trustee Brady, seconded by Trustee Shaw, to adjourn the Village Board meeting at 7:30 p.m. Vote on roll call. Ayes: Brady, Brennan, Shaw, Sullivan. Nays: None. Absent: Mahoney, Mueller. President Glotz declared the motion carried.

PLEASE NOTE: Where there is no summary of discussion on any items in the minutes, this reflects that no discussion occurred other than the introduction of the item.

APPROVED:

Village President

ATTEST:

Village Clerk

TINLEY PARK BUSINESS SPOTLIGHT

President Glotz and
Clerk O'Connor

COMMISSION APPOINTMENT

President Glotz

STAFF APPOINTMENT

President Glotz

STAFF APPOINTMENT

President Glotz



Interoffice Memo

Date: September 10, 2025

To: Pat Carr, Village Manager
Hannah Lipman, Assistant Village Manager

From: John Urbanski, Public Works Director

Subject: Illinois Department of Transportation (IDOT) Permitting Standards for Work Performed in State Rights of Way for the years 2025-2026

Presented at the Committee of the Whole and Village Board meetings for consideration and possible action.

Description: Public Works seeks approval of a Resolution for the years 2025-2026 with the Illinois Department of Transportation (IDOT). This Resolution permits standards for work performed in the State right of way. This will allow Public Works to be able to work on water main, sanitary sewers, street lighting and repairs in the State right of ways in order to maintain assets and infrastructure.

Staff Direction Request:

1. Approve Illinois Department of Transportation (IDOT) Resolution for the years 2025-2026.

Attachments:

1. Resolution.

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

**RESOLUTION
NO. 2025-R-125**

**A RESOLUTION ADOPTING ILLINOIS DEPARTMENT OF TRANSPORTATION (IDOT)
PERMITTING STANDARDS FOR WORK PERFORMED IN STATE RIGHTS OF WAY**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

RESOLUTION NO. 2025-R-125

**A RESOLUTION ADOPTING ILLINOIS DEPARTMENT OF TRANSPORTATION (IDOT)
PERMITTING STANDARDS FOR WORK PERFORMED IN STATE RIGHTS OF WAY**

WHEREAS, the Village of Tinley Park, hereinafter referred to as the Municipality, a Home Rule Community, located in the Counties of Cook and Will, State of Illinois, desires to undertake, in the years 2025 and 2025, the location, construction, operation and maintenance of driveways and street returns, water mains, sanitary and storm sewers, street light, traffic signals, sidewalks, landscaping, etc. on State highways, within said Municipality, which by law and/or agreement come under the jurisdiction and control of the Department of Transportation of the State of Illinois hereinafter referred to as Department; and

WHEREAS, an individual working permit must be obtained from the Department prior to any of the aforesaid installations being constructed either by the Municipality or by a private person or firm under contract and supervision of the Municipality.

NOW, THEREFORE, BE IT RESOLVED by the President and Board of Trustee of the Village of Tinley Park that:

- FIRST:** That Municipality hereby pledges its good faith and guarantees that all work shall be performed in accordance with conditions of the permit to be granted by the Department, and to hold the State of Illinois harmless during the prosecution of such work, and assume all liability for damages to person or property due to accidents or other otherwise by reason of the work which is to be performed under the provision of said permit.
- SECOND:** That all authorized officials of the Municipality are hereby instructed and authorized to sign said working permit on behalf of the Municipality.

ADOPTED this 21st day of October, 2025, by the Corporate Authorities of the Village of Tinley Park on a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 21st day of October, 2025, by the President of the Village of Tinley Park.

Village President

ATTEST:

Village Clerk

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2025-R-125, “**A RESOLUTION ADOPTING ILLINOIS DEPARTMENT OF TRANSPORTATION (IDOT) PERMITTING STANDARDS FOR WORK PERFORMED IN STATE RIGHTS OF WAY,**” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October, 2025.

VILLAGE CLERK



Interoffice Memo

Date: September 23, 2025

To: John Urbanski, Public Works Director

From: Jimmy Quinn, Facilities Superintendent

Subject: Approve Job Order Contract (JOC) with Bear Construction for the Former Bechstein Building Upgrades

Presented at the Committee of the Whole on October 7th, 2025 and Village Board meeting on October 21st, 2025 for consideration and possible action.

Description: We are requesting authorization to approve the upgrades to the former Bechstein Building utilizing the Job Order Contracting (JOC) Procurement method. Bear Construction is the General Contractor that will perform the work under an existing cooperative contract through The Interlocal Purchasing System (TIPS) cooperative contract. Public Works and Marketing Departments will be utilizing this building for staffing and storage for the Downtown events throughout the year.

Background: The existing building is in need of new windows, doors, painting, siding, fascia, and tuckpointing. The upgrades will replace these items that date back to over 60 years from the original construction.

Budget/Finance: Funding was budgeted and approved for the FY 26 Capital Projects.

<u>Contractor</u>	<u>Location</u>
Bear Construction	Rolling Meadows, IL
Budget available	\$125,000
<u>Contract amount</u>	<u>\$ 98,600</u>
Difference (Under Budget)	\$ 26,400

Staff Direction Request:

1. Approve the JOC Contract with Bear Construction of Rolling Meadows for the Former Bechstein Building Upgrades in the amount of \$98,600.
2. Direct staff as necessary.

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

**RESOLUTION
NO. 2025-R-123**

**A RESOLUTION APPROVING AN JOC CONTRACT BETWEEN THE VILLAGE OF
TINLEY PARK AND BEAR CONSTRUCTION FOR THE FORMER BECHSTEIN
BUILDING UPGRADES**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

RESOLUTION NO. 2025-R-123

A RESOLUTION APPROVING AN JOC CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND BEAR CONSTRUCTION FOR THE FORMER BECHSTEIN BUILDING UPGRADES

WHEREAS, the Village of Tinley Park, Cook and Will Counties, Illinois, is a Home Rule Unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have considered entering into an Contract with Bear Construction, a true and correct copy of such Contract being attached hereto and made a part hereof as **EXHIBIT 1**; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interests of said Village of Tinley Park that said Contract be entered into by the Village of Tinley Park.

NOW, THEREFORE, Be It Resolved by the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, as follows:

Section 1: The Preambles hereto are hereby made a part of, and operative provisions of, this Resolution as fully as if completely repeated at length herein.

Section 2: That this President and Board of Trustees of the Village of Tinley Park hereby find that it is in the best interests of the Village of Tinley Park and its residents that the aforesaid "Contract" be entered into and executed by said Village of Tinley Park, with said Contract to be substantially in the form attached hereto and made a part hereof as **EXHIBIT 1**.

Section 3: That the President and Clerk of the Village of Tinley Park, Cook and Will Counties, Illinois are hereby authorized to execute for and on behalf of said Village of Tinley Park the aforesaid Contract.

Section 4: That this Resolution shall take effect from and after its adoption and approval.

ADOPTED this 21st day of October 2025, by the Corporate Authorities of the Village of Tinley Park on a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 21st day of October 2025, by the President of the Village of Tinley Park.

Village President

ATTEST:

Village Clerk

EXHIBIT 1

JOC CONTRACT WITH BEAR CONSTRUCTION FOR THE FORMER BECHSTEIN BUILDING UPGRADES

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2025-R-123, “**RESOLUTION APPROVING AN JOC CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND BEAR CONSTRUCTION FOR THE FORMER BECHSTEIN BUILDING UPGRADES**” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October 2025.

VILLAGE CLERK



September 17th, 2025
Village of Tinley Park
17368 68th Ct
Tinley Park, IL 60477
Attn: Jimmy Quinn

RE: Village of Tinley Park-Bechstein Building Renovations

Mr. Quinn,

BEAR Construction has visited the project site with the Village of Tinley Park and agreed to the following scope of work and existing conditions. We are pleased to present the following scope of work and project budget for your review.

Scope of Work

Demolition

- Remove and dispose of existing two (2) empty tankers on site
 - Tankers are assumed to be emptied and free of any kind of substance or materials
- Demolish and dispose of five (5) existing windows on South & West side of building
- Demolish and dispose of one (1) HM door & Frame on North end of building.
- Remove and salvage existing building signage on East side of building.
 - Patch any penetration

Masonry

- Remove and replace door Lintel
- Provide patching to any deteriorating bricks around door opening.

Carpentry / Openings

- Furnish and install any blocking for new window frames
- Furnish and install five (5) 50"x48" windows.
 - Framing to be 2" x 4-1/2" thermally broken in black finish with 1" clean low-E SB60 insulated glass.
- Provide any caulking / joint sealant.
- Furnish and install one (1) 3070 Flush 18 gauge polystyrene Core A60 Galvannealed Door and visible seam edge
- Furnish and install one (1) 3-sided 16 gauge welded frame with 2" face, jamb depth of 5 3/4" with EWA expansion anchors with bolts.
- Furnish and install all door hardware.
 - Grade 1 Rim Panic Device – Keyed Lever Trim – Storefront Function
 - Surface closer with dead stop arm.

- Kickplate – US32D Finish
- Surface door sweep.
- Weatherstripping / Threshold
- All Hinges
- Lockset

Painting

- Power wash existing galvanized steel, adjacent finishes, and exterior surfaces scheduled for paint.
 - Cover and protect all windows, large O/H door, brick and surrounding conditions.
- Prepare and spot prime all rusted areas at exterior of building.
 - Hand and power tool clean the areas of rust; spot prime these areas with rust inhibitive oil prime.
- Spray finish all steel siding and gutters with PPG Pitt Tech 90-812 EDF Satin finish.
- Prime and paint all overhead garage doors

Electrical

- Remove two (2) existing ceiling fans in south garage bay.
- Furnish and install two (2) 60" Industrial ceiling fans.
 - Provide necessary electrical routing for functionality
- Provide circuitry and manufacturers required control units.

The budgeted cost to complete the above scope of work is: **Ninety-Eight Thousand Six Hundred Dollars: \$98,600.00**

Clarifications

- This proposal include payment and performance bond.
- This proposal excludes any permits or permit fees that may be required.
- This proposal excludes any engineering or design services or fees.
- This proposal excludes any OT or off hours work. All work to be performed during normal working hours.
- This proposal excludes the removal and/or disposal of any hazardous materials.
- This proposal excludes any HVAC, Electrical, Plumbing Work
- This proposal excludes any asphalt and concrete restoration work.
- This proposal excludes any work located on front side of building unless noted above.
- This proposal excludes any gutter / downspout work.
- This proposal excludes any masonry work outside of North Door opening.
- This proposal excludes any substance, liquid, or materials in tankers.



Please review this proposal at your earliest convenience and contact us with any questions. BEAR Construction appreciates the opportunity to provide the above proposal. Please let us know if you have any questions.

Sincerely,

Dan Zivilik
Project Executive



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

6/27/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION** IS **WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Marsh & McLennan Agency LLC 20 North Martingale Road Schaumburg IL 60173	CONTACT NAME: Sharon Panos PHONE (A/C, No, Ext): (847) 908-8714 E-MAIL ADDRESS: Sharon.Panos@MarshMMA.com FAX (A/C, No):														
INSURED Bear Construction Company 1501 Rohlwing Road Rolling Meadows IL 60008-	<table><tr><th>INSURER(S) AFFORDING COVERAGE</th><th>NAIC #</th></tr><tr><td>INSURER A : Amerisure Partners Insurance C</td><td>11050</td></tr><tr><td>INSURER B : AMERISURE INSURANCE COMPANY</td><td>19488</td></tr><tr><td>INSURER C : Travelers Property Casualty Co</td><td>25674</td></tr><tr><td>INSURER D : Amerisure Mutual Insurance Com</td><td>23396</td></tr><tr><td>INSURER E :</td><td></td></tr><tr><td>INSURER F :</td><td></td></tr></table>	INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A : Amerisure Partners Insurance C	11050	INSURER B : AMERISURE INSURANCE COMPANY	19488	INSURER C : Travelers Property Casualty Co	25674	INSURER D : Amerisure Mutual Insurance Com	23396	INSURER E :		INSURER F :	
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INSURER F :															

COVERAGES

CERTIFICATE NUMBER: 845694369

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☐ POLICY ☒ PRO-JECT ☒ LOC OTHER:			GL2119418	7/1/2025	7/1/2026	EACH OCCURRENCE \$2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$1,000,000 MED EXP (Any one person) \$10,000 PERSONAL & ADV INJURY \$2,000,000 GENERAL AGGREGATE \$4,000,000 PRODUCTS - COMP/OP AGG \$4,000,000 \$
B	AUTOMOBILE LIABILITY ☒ ANY AUTO ☐ OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☒ HIRED AUTOS ONLY ☒ NON-OWNED AUTOS ONLY			CA2119422	7/1/2025	7/1/2026	COMBINED SINGLE LIMIT (Ea accident) \$1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
D C	☒ UMBRELLA LIAB ☒ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE DED ☒ RETENTION \$ 0			CU2119420 EX3Y99435225NF	7/1/2025 7/1/2025	7/1/2026 7/1/2026	EACH OCCURRENCE \$10,000,000 AGGREGATE \$10,000,000 Each Occ/Agg \$10,000,000
D	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N ☒ Y ☐ N	N/A	WC2119421	7/1/2025	7/1/2026	☒ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT \$1,000,000 E.L. DISEASE - EA EMPLOYEE \$1,000,000 E.L. DISEASE - POLICY LIMIT \$1,000,000
B	Leased & Rented			CF2119417	7/1/2025	7/1/2026	Ded: \$1,000 \$50,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Workers Compensation and Employers' Liability: Any Proprietor/Partner/Executive Officer/Member, as listed on the policy, is excluded.

It is agreed that the following are added as Additional Insured, when required by written contract, on the General Liability with respect to operations performed by the Named Insured in connection with this project: Village of Tinley Park

CERTIFICATE HOLDER**CANCELLATION**

Village of Tinley Park
16250 S. Oak Park Avenue
Tinley Park IL 60477

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

**CONTRACTOR'S BLANKET FLEX ADDITIONAL INSURED
ENDORSEMENT – FORM A**

This endorsement modifies insurance provided under the following:

COMMERCIAL GENERAL LIABILITY COVERAGE PART

Policy Number GL 2119418	Agency Number 0295921	Policy Effective Date 07/01/2025
Policy Expiration Date 07/01/2026	Date 07/01/2025	Account Number 20023845
Named Insured BEAR CONSTRUCTION COMPANY	Agency Marsh McLennan Agency SUREBUILT CAPTIVE	Issuing Company AMERISURE PARTNERS INSURANCE COMPANY

A. SECTION II - WHO IS AN INSURED is amended to add as an additional insured:

1. Any person or organization with whom you have agreed in a "written agreement" that such person or organization be added as an additional insured on this policy, and any other person or organization you are required to add as an additional insured under such "written agreement".
2. If "your work" began under a written letter of intent or written work order, any person or organization who issued the written letter of intent or written work order, but:
 - a. such coverage will apply only for 30 calendar days following the date the written letter of intent or written work order was issued; and
 - b. the person or organization is an additional insured only for, and to the extent of, liability arising out of "bodily injury", "property damage", or "personal and advertising injury" caused, in whole or in part, by your negligent acts or omissions, or the negligent acts or omissions of others working on your behalf, in the performance of your work as specified in the written letter of intent or written work order. This coverage does not apply to liability arising out of the independent acts or omissions of the additional insured.

For the purposes of the coverage provided by this endorsement, a "written agreement" means a written contract or written agreement that:

1. requires you to include a person or organization as an additional insured for a period of time during the policy period; and
2. is executed prior to the occurrence of "bodily injury", "property damage", or "personal and advertising injury" that forms the basis for a claim under this policy.

The insurance provided by this endorsement does not apply to any person or organization that is specifically listed as an additional insured on another endorsement attached to this policy.

B. The coverage provided to any person or organization added as an additional insured pursuant to Paragraph A.1 is limited as follows:

1. If the "written agreement" specifically and exclusively requires you to name the person or organization as an additional insured using the ISO CG 20 10 endorsement with edition dates of 11 85 or 10 01, or the ISO CG 20 37 10 01 endorsement, that person or organization is an additional insured, but only with respect to liability for "bodily injury", "property damage", or "personal and advertising injury" arising out of "your work" for that insured by or for you.
2. If the "written agreement" requires you to name the person or organization as an additional insured using the ISO CG 20 10 and or CG 20 37 endorsements without specifically and exclusively requiring the 11 85 or 10 01 edition dates, that person or organization is an additional insured, but only with respect to liability for "bodily injury", "property damage", or "personal and advertising injury" caused, in whole or in part, by your acts or omissions or the acts or omissions of those acting on your behalf.
3. If the "written agreement" requires you to name the person or organization as an additional insured for operations arising out of your work and does not specify an ISO additional insured endorsement, that person or organization is an additional insured, but only with respect to liability for "bodily injury", "property damage", or "personal and advertising injury" arising out of your acts or omissions, or the acts or omissions of others working on your behalf, in the performance of your work as specified in the "written agreement". This coverage does not apply to liability arising out of the sole negligence of the additional insured unless specifically required in the "written agreement".
4. If none of the above paragraphs apply, then the person or organization is an additional insured only for, and to the extent of, liability arising out of "bodily injury", "property damage", or "personal and advertising injury" caused, in whole or in part, by your negligent acts or omissions, or the negligent acts or omissions of others working on your behalf, in the performance of your work as specified in the "written agreement". This coverage does not apply to liability arising out of the independent acts or omissions of the additional insured.

However, the insurance afforded to such additional insured only applies to the extent permitted by law.

C. The insurance provided to an additional insured under this endorsement does not apply to:

1. "Bodily injury" or "property damage" included in the "products-completed operations hazard" unless the "written agreement" specifically requires such coverage (including by specifically requiring the CG 20 10 11 85). To the extent the "written agreement" requires such coverage for a specified amount of time, the coverage provided by this endorsement is limited to the amount of time required for such coverage by the "written agreement".
2. "Bodily injury", "property damage", or "personal and advertising injury" arising out of an architect's, engineer's, or surveyor's rendering of, or failure to render, any professional services, including but not limited to:
 - a. The preparing, approving, or failing to prepare or approve:
 - (1) Maps;
 - (2) Drawings;
 - (3) Opinions;
 - (4) Reports;
 - (5) Surveys;
 - (6) Change orders;

(7) Design specifications; and

b. Supervisory, inspection, or engineering services.

- D. The limits of insurance that apply to the additional insured are the least of those specified in the "written agreement" or declarations of this policy.

Coverage provided by this endorsement for any additional insured shall not increase the applicable Limits of Insurance shown in the Declarations. The limits of insurance that apply to the additional insured are inclusive of, and not in addition to, the Limits of Insurance shown in the Declarations.

- E. With respect to the coverage provided by this endorsement, **SECTION IV – COMMERCIAL GENERAL LIABILITY CONDITIONS**, Paragraph 4. **Other Insurance** is deleted and replaced with the following:

4. Other Insurance.

- a. Coverage provided by this endorsement is excess over any other valid and collectible insurance available to the additional insured whether:

- (1) Primary;
- (2) Excess;
- (3) Contingent; or
- (4) On any other basis.

In addition, this insurance is excess over any self-insured retentions, deductibles, or captive retentions payable by the additional insured or payable by any person or organization whose coverage is available to the additional insured.

However, if the "written agreement" requires primary and non-contributory coverage, this insurance will be primary and non-contributory relative only to the other insurance available to the additional insured which covers that person or organization as a Named Insured, and we will not share with that other insurance. For any other insurance available to the additional insured where that person or organization is not a Named Insured, this policy will share coverage with that other insurance based on the terms specified in Paragraph b. Method of Sharing below.

b. Method of Sharing

If all the other insurance permits contribution by equal shares, we will follow this method also. Under this method, each insurer contributes equal amounts until it has paid its applicable limit of insurance or none of the loss remains, whichever comes first.

If any of the other insurance does not permit contribution by equal shares, we will contribute by limits. Under this method, each insurer's share is based on the ratio of its applicable limit of insurance to the total applicable limits of insurance of all insurers.

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/10/2025 - 10/10/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
7-ELEVEN						
072025	7-ELEVEN	01-17-220-72540	VOTP - CAR WASH INVOICE - PD 1116		ACH Transaction	273.00
		273.00				
082025	7-ELEVEN	01-17-220-72540	VOTP CAR WASH - PD AUGUST 20 1116		ACH Transaction	285.00
		285.00				
Total 7-ELEVEN:						558.00
911 TECH INC						
1789	911 TECH INC	01-17-220-72655	ANNUAL SUBSCRIPTION - COPFTO 1117		ACH Transaction	4,762.80
		4,762.80				
Total 911 TECH INC:						4,762.80
AIR ONE EQUIPMENT, INC						
226655	AIR ONE EQUIPMENT, INC	01-19-000-74619	BUNKER GEAR - CAIRNS 6" PAS 1118		ACH Transaction	600.00
		600.00				
226656	AIR ONE EQUIPMENT, INC	01-19-000-74619	BUNKER GEAR - CAIRN 6" PASS 1118		ACH Transaction	895.00
		895.00				
Total AIR ONE EQUIPMENT, INC:						1,495.00
AIRY'S, INC						
51687	AIRY'S, INC	65-00-002-75310-0364	21-R0545.06 KIMBERLY HEIGHTS 1119		ACH Transaction	326,890.80
		326,890.80				
51733	AIRY'S, INC	65-00-002-75310-0364	21-R0545.06 KIMBERLY HEIGHTS 1119		ACH Transaction	353,159.10
		353,159.10				
Total AIRY'S, INC:						680,049.90
AL WARREN OIL CO INC						
w1784440	AL WARREN OIL CO INC	01-17-205-73530	N.I. GAS USED 9/5-9/25/25 1120		ACH Transaction	25,204.52
		11,457.73				
		01-19-000-73530				
		1,216.81				
		60-00-000-73530				
		1,073.30				
		63-00-000-73530				
		268.33				
		64-00-000-73530				
		574.98				
		01-26-023-73530				
		1,826.39				
		01-26-025-73530				
		1,176.98				
		01-33-300-73530				
		289.28				
		01-12-000-73530				
		242.15				
		01-42-000-73530				
		569.76				
		01-21-000-73530				
		731.72				
		01-35-000-73530				
		35.35				
		01-14-000-73532				
		32.18				
		01-14-000-73531				
		5,709.56				
Total AL WARREN OIL CO INC:						25,204.52

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/10/2025 - 10/10/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
AMAZON CAPITAL SERVICES, INC. [PRIMARY*]						
1GDC-RM6H-D7TN	AMAZON CAPITAL SERVICES, INC.	01-26-025-73580 79.99	LONDON LABS HEAVY DUTY GLOVE 1121		ACH Transaction	79.99
1GKD-FRXT-P3NK	AMAZON CAPITAL SERVICES, INC.	01-19-000-73110 31.34	MAYDEAR FACE PAINTING KIT, S 1121		ACH Transaction	31.34
1TLH-FGYP-7DWM	AMAZON CAPITAL SERVICES, INC.	01-26-023-73110 19.96	6FT POWER STRIP SURGE PROTEC 1121		ACH Transaction	19.96
1HF6-7HDW-9GKR	AMAZON CAPITAL SERVICES, INC.	01-35-000-73210 10.18	UGP CAMPUS MENS HEAVY CREWNE 1121		ACH Transaction	10.18
1G4V-N7LF-3TDC	AMAZON CAPITAL SERVICES, INC.	01-35-000-72170 25.50	KOALA BROCHURE DOUBLE SIDE G 1121		ACH Transaction	25.50
1QH1-HTP3-7PJK	AMAZON CAPITAL SERVICES, INC.	01-35-000-73110 25.50	KOALA BROCHURE DOUBLE SIDE G 1121		ACH Transaction	25.50
1Y7H-J6Y9-PCR	AMAZON CAPITAL SERVICES, INC.	01-26-025-73610 97.30	LEVI'S MENS STRAIGHT CUT JEA 1121		ACH Transaction	97.30
19CX-DDNP-1GQQ	AMAZON CAPITAL SERVICES, INC.	01-12-000-73110 49.63	PENDAFLEX EXTRA CAPACITY HAN 1121		ACH Transaction	49.63
16T1-PR7M-7K49	AMAZON CAPITAL SERVICES, INC.	60-00-000-73730 31.16 63-00-000-73730 10.39 64-00-000-73730 17.81	PROPANE TANK WALL MOUNTED BR 1121		ACH Transaction	59.36
1J9J-6F1R-C14P	AMAZON CAPITAL SERVICES, INC.	01-17-205-73110 59.95	SPIRAL MEMO PADS, STICKY NOT 1121		ACH Transaction	59.95
1VLH-VPKC-9D1C	AMAZON CAPITAL SERVICES, INC.	01-17-205-73110 157.98	COBAK PREMIUM PU LEATHER CAS 1121		ACH Transaction	157.98
1Y7H-J6Y9-MJ74	AMAZON CAPITAL SERVICES, INC.	01-15-000-73110 26.24	BANKERS BOX MOVING BOX 10PAC 1121		ACH Transaction	26.24
Total AMAZON CAPITAL SERVICES, INC. [PRIMARY*]:						642.93
AMERICAN LEGAL PUBLICATION						
45526	AMERICAN LEGAL PUBLICATION	01-13-000-72791 756.00	SEPTEMBER 2025 S-39 EDITING 1122		ACH Transaction	756.00
45583	AMERICAN LEGAL PUBLICATION	01-13-000-72791 52.65	SEPTEMBER 2025 S-39 ONLINE C 1122		ACH Transaction	52.65
Total AMERICAN LEGAL PUBLICATION:						808.65
AMPEST EXTERMINATION LLC						
23460	AMPEST EXTERMINATION LLC	01-26-023-72790 195.00	REMOVAL OF NEST FROM PKWY TR 1123		ACH Transaction	195.00
Total AMPEST EXTERMINATION LLC:						195.00
AMSIVE LLC						
190782	AMSIVE LLC	60-00-000-72310 105.00 64-00-000-72310 45.00	VOTP-4987 - NCOA LINK 48 MON 1124		ACH Transaction	150.00

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/10/2025 - 10/10/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
AMSIVE LLC						
190966	AMSIVE LLC	60-00-000-72310 1,718.07 64-00-000-72310 736.31 60-00-000-72310 238.00 64-00-000-72310 102.00	OCTOBER WATER BILLS	1124	ACH Transaction	2,794.38
Total AMSIVE LLC:						2,944.38
BETTENHAUSEN & ASSOCIATES LLC						
100325	BETTENHAUSEN & ASSOCIATES LLC	01-15-000-72790 2,175.00	PROFESSIONAL FINANCIAL SERVI	1125	ACH Transaction	2,175.00
Total BETTENHAUSEN & ASSOCIATES LLC:						2,175.00
CHICAGO PARTS & SOUND ENTERPRISES LLC						
43V0006024	CHICAGO PARTS & SOUND ENTERPRISES LLC	01-17-220-72540 20.16	ELEMENT ASSY - AIR CLEANER -	1126	ACH Transaction	20.16
Total CHICAGO PARTS & SOUND ENTERPRISES LLC:						20.16
CINTAS CORPORATION						
9340311749	CINTAS CORPORATION	01-26-025-73117 200.00	ZOLL 2 AED AUTOMATIC AGREEME	1127	ACH Transaction	200.00
9340097246	CINTAS CORPORATION	01-26-025-73117 800.00	ZOLL 23 AED AUTOMATIC AGREEM	1127	ACH Transaction	800.00
9340312675	CINTAS CORPORATION	01-26-025-73117 200.00	ZOLL 3 AED AUTOMATIC AGREEME	1127	ACH Transaction	200.00
9340311280	CINTAS CORPORATION	01-26-025-73117 100.00	ZOLL 3 AED AUTOMATIC AGREEME	1127	ACH Transaction	100.00
9340310833	CINTAS CORPORATION	01-26-025-73117 100.00	ZOLL 3 AEG AUTOMATIC AGREEME	1127	ACH Transaction	100.00
9340197615	CINTAS CORPORATION	01-75-206-73117 100.00	ZOLL 3 AED AUTOMATIC AGREEME	1127	ACH Transaction	100.00
5294715503	CINTAS CORPORATION	01-26-025-73117 140.03	MEDICINE CABINET - PUBLIC WO	1127	ACH Transaction	140.03
9340097261	CINTAS CORPORATION	01-26-025-73117 180.00	MEDICINE CABINET - PUBLIC WO	1127	ACH Transaction	180.00
5294844611	CINTAS CORPORATION	01-75-206-73117 50.31	AED CHECKED, MEDICINE CABINE	1127	ACH Transaction	50.31
5294844602	CINTAS CORPORATION	01-26-025-73117 488.67	MEDICINE CABINET - PW GARAGE	1127	ACH Transaction	488.67
5294844603	CINTAS CORPORATION	01-26-025-73117 354.32	MEDICINE CABINET - PD	1127	ACH Transaction	354.32
5294844604	CINTAS CORPORATION	01-26-025-73117 160.72	MEDICINE CABINET - FIRE STAT	1127	ACH Transaction	160.72
5294844605	CINTAS CORPORATION	01-26-025-73117 210.82	MEDICINE CABINET - PUBLIC SA	1127	ACH Transaction	210.82
5294844606	CINTAS CORPORATION	01-26-025-73117 65.99	MEDICINE CABINET - PUMP HOUS	1127	ACH Transaction	65.99
5294844607	CINTAS CORPORATION	01-26-025-73117 12.76	MEDICINE CABINET - PUMP HOUS	1127	ACH Transaction	12.76
5294844608	CINTAS CORPORATION	01-26-025-73117 162.42	MEDICINE CABINET - VH	1127	ACH Transaction	162.42

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction CINTAS CORPORATION 5294844609	CINTAS CORPORATION	01-26-025-73117 103.52	MEDICINE CABINET - FIRE STAT 1127		ACH Transaction	103.52
5294844610	CINTAS CORPORATION	01-26-025-73117 78.85	MEDICINE CABINET - PD SHOOTI 1127		ACH Transaction	78.85
9330409903	CINTAS CORPORATION	01-26-025-73117 249.49	MEDICINE CABINET - VH 1127		ACH Transaction	249.49
4336044270	CINTAS CORPORATION	01-26-025-73117 200.00	ZOLL 3 AED AUTOMATIC AGREEME 1127		ACH Transaction	200.00
4244898767	CINTAS CORPORATION	01-26-025-72790 129.83	MATS - PD 1129		ACH Transaction	129.83
4245289924	CINTAS CORPORATION	01-26-025-72790 185.77	MATS - VH 1129		ACH Transaction	185.77
Total CINTAS CORPORATION:						4,273.50
CITY ESCAPE GARDEN & DESIGN 15168	CITY ESCAPE GARDEN & DESIGN	01-33-300-72744 910.00	GRASS CUTTING MAINTENANCE 90 1130		ACH Transaction	910.00
Total CITY ESCAPE GARDEN & DESIGN:						910.00
CORE & MAIN LP X776325	CORE & MAIN LP	60-00-000-73631 2,967.30 64-00-000-73631 1,271.70 60-00-000-73631 210.00 64-00-000-73631 90.00 60-00-000-73631 21.00 64-00-000-73631 9.00	EMERGENCY ORDER - WATER METE 1131		ACH Transaction	4,569.00
X767206	CORE & MAIN LP	60-00-000-73630 298.96 63-00-000-73630 33.22 64-00-000-73630 142.36	H15403N 3/4 BRS CPLG 110 COM 1131		ACH Transaction	474.54
Total CORE & MAIN LP:						5,043.54
CORNERSTONE GOVERNMENT AFFAIRS VTP-112025	CORNERSTONE GOVERNMENT AFFAIRS	01-14-000-72790 5,500.00	GOVERNMENT RELATIONS AND CON 1132		ACH Transaction	5,500.00
Total CORNERSTONE GOVERNMENT AFFAIRS:						5,500.00
CROSSMARK PRINTING INC 101604	CROSSMARK PRINTING INC	01-15-000-72310 2,033.58	ANNUAL BUDGET FISCAL YEAR 20 1133		ACH Transaction	2,033.58
Total CROSSMARK PRINTING INC:						2,033.58
EJ USA. INC						

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ACH Transaction						
EJ USA. INC						
110250072367	EJ USA. INC	60-00-000-73410	5'-10' TELESCOPING KEY SWIVE 1134		ACH Transaction	873.03
		550.01				
		63-00-000-73410				
		61.00				
		64-00-000-73410				
		262.02				
Total EJ USA. INC:						873.03
FOX VALLEY FIRE & SAFETY CO.						
IN00804582	FOX VALLEY FIRE & SAFETY CO.	01-26-025-72122	FIRE ALARM SYSTM SERVICE 1135		ACH Transaction	860.50
		860.50				
Total FOX VALLEY FIRE & SAFETY CO.:						860.50
G. W. BERKHEIMER CO., INC.						
8069164	G.W. BERKHEIMER CO., INC.	01-26-025-72520	20X20X2 AIR FILTERS, 16X20X2 1136		ACH Transaction	59.94
		59.94				
8063123	G.W. BERKHEIMER CO., INC.	01-26-025-72520	16X25X2 PLEATED AIR FILTERS 1136		ACH Transaction	41.28
		41.28				
8070226	G.W. BERKHEIMER CO., INC.	01-26-025-72520	20X250X MERV AIR FILTERS, 11 1136		ACH Transaction	212.59
		212.59				
8069847	G.W. BERKHEIMER CO., INC.	01-26-025-72520	16X25X2 PLEATED AIR FILTERS 1136		ACH Transaction	83.56
		83.56				
Total G. W. BERKHEIMER CO., INC.:						397.37
HEARTLAND BUSINESS SYSTEMS LLC						
830427-H	HEARTLAND BUSINESS SYSTEMS LLC	01-16-000-72650	PRO SRV SECURITY INCIDENT 1137		ACH Transaction	97.50
		97.50				
830442-H	HEARTLAND BUSINESS SYSTEMS LLC	01-16-000-72650	PRO SRV SECURITY INCIDENT 1137		ACH Transaction	4,522.50
		4,522.50				
Total HEARTLAND BUSINESS SYSTEMS LLC:						4,620.00
HENRY'S HOUSE OF DECORATED						
4361	HENRY'S HOUSE OF DECORATED APPAREL	01-19-000-73610	UNIFORMS - SARHAGE, SHARKEY, 1138		ACH Transaction	971.00
		971.00				
4362	HENRY'S HOUSE OF DECORATED APPAREL	01-19-000-73610	UNIFORMS - ONLINE ORDER - WI 1138		ACH Transaction	980.00
		980.00				
Total HENRY'S HOUSE OF DECORATED:						1,951.00
HOMEWOOD DISPOSAL SERVICE						
9568970	HOMEWOOD DISPOSAL SERVICE	01-26-023-72890	HWD TSF GARBAGE TONS - TKT# 1139		ACH Transaction	1,177.60
		1,177.60				
Total HOMEWOOD DISPOSAL SERVICE:						1,177.60
KIMBALL MIDWEST						
103784581	KIMBALL MIDWEST	01-19-000-72540	SCREW, NUT, CAP SCREW, WASHE 1140		ACH Transaction	192.00
		192.00				
103784754	KIMBALL MIDWEST	01-19-000-72540	SCREW, WASHER, NUT, HEX NUT, 1140		ACH Transaction	267.54
		267.54				
Total KIMBALL MIDWEST:						459.54
LAKESIDE CONSULTANTS						
TP-100125	LAKESIDE CONSULTANTS	01-33-300-72790	PLAN REVIEWS, INSPECTIONS - 1141		ACH Transaction	21,342.50
		21,342.50				

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ACH Transaction						
LAKESIDE CONSULTANTS						
Total LAKESIDE CONSULTANTS:						21,342.50
LANGUAGE LINE SERVICES						
11732137	LANGUAGE LINE SERVICES	01-21-210-73110 7.68	ACCT# 9022011574 - OVER-THE-	1142	ACH Transaction	7.68
Total LANGUAGE LINE SERVICES:						7.68
MEADE, INC.						
714337	MEADE, INC.	01-26-025-72775 629.55	TRAFFIC SIGNAL MAINTENANCE C	1143	ACH Transaction	629.55
Total MEADE, INC.:						629.55
MGT IMPACT SOLUTIONS LLC						
GHR3001040	MGT IMPACT SOLUTIONS LLC	01-12-000-72790 1,693.21	MGT EMPLOYEE LEASING & RECRU	1144	ACH Transaction	1,693.21
Total MGT IMPACT SOLUTIONS LLC:						1,693.21
MITTELMAN, JONATHAN						
092925	MITTELMAN, JONATHAN	01-17-220-72140 88.46	REIM: MEALS DURING FBI LEED	1145	ACH Transaction	88.46
Total MITTELMAN, JONATHAN:						88.46
OFFICE REVOLUTION LLC						
128259	OFFICE REVOLUTION LLC	01-35-000-73110 828.01	SWERV MONITOR ARM - HARMONY	1146	ACH Transaction	828.01
Total OFFICE REVOLUTION LLC:						828.01
PRECISE MRM LLC						
IN200-2008320	PRECISE MRM LLC	01-26-023-72655 180.00	5MB FLAT DATA PLAN US WITH N	1147	ACH Transaction	180.00
Total PRECISE MRM LLC:						180.00
PUBLIC SAFETY DIRECT, INC.						
106114	PUBLIC SAFETY DIRECT, INC.	30-00-000-96145 6,370.60	SQUAD 3C EQUIPMENT	1148	ACH Transaction	6,370.60
106063	PUBLIC SAFETY DIRECT, INC.	01-16-000-72650 3,380.00	INSTALL LAPTOPS INTO SQUAD C	1148	ACH Transaction	3,380.00
Total PUBLIC SAFETY DIRECT, INC.:						9,750.60
RAY O' HERRON CO INC						
2436827	RAY O' HERRON CO INC	01-17-205-73610 61.19	CROSSING GUARD GLOVES	1149	ACH Transaction	61.19
2436149	RAY O' HERRON CO INC	01-17-220-73610 177.47	JAYSHON JACKSON - HOLSTER	1149	ACH Transaction	177.47
2436602	RAY O' HERRON CO INC	01-19-000-73610 100.04	UNIFORM ITEMS - BADGES	1149	ACH Transaction	100.04
2437469	RAY O' HERRON CO INC	01-19-000-73610 132.81	UNIFORM ITEMS - CAPTAIN SCOT	1149	ACH Transaction	132.81
2437541	RAY O' HERRON CO INC	01-19-000-73610 176.20	UNIFORM ITEMS MIKE WITTMAN,	1149	ACH Transaction	176.20
2437570	RAY O' HERRON CO INC	01-19-000-73610 75.56	UNIFORM ITEMS - BADGES, HATS	1149	ACH Transaction	75.56
2437702	RAY O' HERRON CO INC	01-19-000-73610 21.38	UNIFORM ITEMS - JOHN LOPEZ N	1149	ACH Transaction	21.38

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ACH Transaction						
RAY O' HERRON CO INC						
Total RAY O' HERRON CO INC:						744.65
SERVICE SANITATION, INC.						
9199265	SERVICE SANITATION, INC.	01-19-000-72750 207.58	7566 FIREMAN TRAINING CENTER 1150		ACH Transaction	207.58
9181959	SERVICE SANITATION, INC.	01-19-000-72140 390.00	TRAINING - MAC-A-PALOOZA @TP 1150		ACH Transaction	390.00
Total SERVICE SANITATION, INC.:						597.58
STEINER ELECTRIC COMPANY						
5007843310.001	STEINER ELECTRIC COMPANY	60-00-000-73410 114.41 63-00-000-73410 12.72 64-00-000-73410 54.48	INSTANT START ELECTRONIC FLU 1151		ACH Transaction	181.61
Total STEINER ELECTRIC COMPANY:						181.61
UNITED HEALTHCARE AARP						
184	UNITED HEALTHCARE AARP	01-14-000-72435 8,813.32	RETIREE MEDICARE SUPPLEMENT 1152		ACH Transaction	8,813.32
Total UNITED HEALTHCARE AARP:						8,813.32
US GAS						
484615	US GAS	60-00-000-73730 36.96 63-00-000-73730 36.96 64-00-000-73730 31.68 01-26-023-73730 105.60 01-26-025-73730 52.80	TINLEA4 - CLYLINDER RENT 9/1 1153		ACH Transaction	264.00
Total US GAS:						264.00
VILLAGE OF OAK LAWN						
1-9990015-00	VILLAGE OF OAK LAWN	60-00-000-73220 948,091.07 63-00-000-73220 875,160.98	ACCT#1-9990015-00 9/1-10/1/2 1154		ACH Transaction	1,823,252.05
Total VILLAGE OF OAK LAWN:						1,823,252.05
WAREHOUSE DIRECT INC						
6004483-0	WAREHOUSE DIRECT INC	01-26-023-73110 41.04	MONTHLY CALENDAR 1155		ACH Transaction	41.04
Total WAREHOUSE DIRECT INC:						41.04
WELLNESS IQ INC						
50381	WELLNESS IQ INC	01-14-000-72447 1,025.00	FY26 MOBILE WELLNESS PROGRAM 1156		ACH Transaction	1,025.00
00024425	WELLNESS IQ INC	01-14-000-72447 612.00	FY26 MOBILE WELLNESS PROGRAM 1156		ACH Transaction	612.00
Total WELLNESS IQ INC:						1,637.00

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
WEST SIDE TRACTOR SALES H07845	WEST SIDE TRACTOR SALES	01-26-023-72540 1,592.96	SCALE REPAIR, CAMERA REPLACE 1157		ACH Transaction	1,592.96
Total WEST SIDE TRACTOR SALES:						1,592.96
WRIGHT MATERIALS LLC						
11217	WRIGHT MATERIALS LLC	01-26-023-73680 750.00	TINLEY PARK 191ST - PULVERIZ 1158		ACH Transaction	750.00
11279	WRIGHT MATERIALS LLC	01-26-023-73680 625.00	TINLEY PARK 191ST - PULVERIZ 1158		ACH Transaction	625.00
Total WRIGHT MATERIALS LLC:						1,375.00
Total ACH Transaction:						2,619,975.22
Paper Check						
10/09/2025	DON STILLE	60-00-000-20100 93.26	UB refund for account: 01984 2014		Paper Check	93.26
10/09/2025	JAMES KATS	60-00-000-20100 302.68	UB refund for account: 02144 2025		Paper Check	302.68
10/09/2025	STEPHANIE WOODWARD	60-00-000-20100 16.91	UB refund for account: 00138 2044		Paper Check	16.91
10/09/2025	SUSAN SHACKELFORD	60-00-000-20100 17.98	UB refund for account: 01807 2045		Paper Check	17.98
Total :						430.83
A T & T MOBILITY						
287322524764 91925	A T & T MOBILITY	01-26-025-72120 1.30 60-00-000-72120 3.48 01-11-000-72120 2.42 01-14-000-72120 2.42 01-15-000-72120 2.42 01-16-000-72120 2.42 01-17-205-72120 2.42 01-19-000-72120 2.42 01-19-000-72120 2.42 01-21-000-72120 2.42 01-33-000-72120 2.42 01-26-023-72120 2.42 01-35-000-72120 2.42 01-42-000-72120 2.42 01-26-025-72120 2.42	ACCT# 287322524764 TP PD 708 1990		Paper Check	36.24

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Paper Check						
A T & T MOBILITY						
Total A T & T MOBILITY:						36.24
ALVAREZ AND ASSOCIATES						
1945	ALVAREZ AND ASSOCIATES	01-14-000-72790 4,000.00	CONSULTING SERVICES RE: COOK 1991		Paper Check	4,000.00
Total ALVAREZ AND ASSOCIATES:						4,000.00
BRODA, BRUCE						
093025	BRODA, BRUCE	01-26-023-72860 66.46	REIM: CDL LICENSE RENEWAL 1992		Paper Check	66.46
Total BRODA, BRUCE:						66.46
CDW GOVERNMENT INC						
AG2WL1X	CDW GOVERNMENT INC	01-16-000-74128 722.54	CUST# 255628 - LBO TP DOCK S 1993		Paper Check	722.54
Total CDW GOVERNMENT INC:						722.54
COMCAST CABLE						
8771401810784702 916	COMCAST CABLE	01-19-000-72517 122.35	ACCT#8771401810784702 7825 1 1994		Paper Check	122.35
Total COMCAST CABLE:						122.35
COMED - COMMONWEALTH EDISON						
5557327517 092625	COMED - COMMONWEALTH EDISON	60-00-000-72510 63.57	ACCT#5557327517 8951 171ST S 1995		Paper Check	63.57
9173342222 092425	COMED - COMMONWEALTH EDISON	70-00-000-72510 257.03	ACCT#9173342222 1 OAK PARK 1996		Paper Check	257.03
0074510354 092425	COMED - COMMONWEALTH EDISON	01-26-025-72510 435.75	ACCT#0074510354 0 S NORTH ST 1997		Paper Check	435.75
6836637000 092425	COMED - COMMONWEALTH EDISON	12-00-000-72510 177.18	ACCT#6836637000 17231 OAK PA 1998		Paper Check	177.18
7268242222 092425	COMED - COMMONWEALTH EDISON	01-26-025-72510 88.17	ACCT#7268242222 7053 W 183R 1999		Paper Check	88.17
9294051222 092425	COMED - COMMONWEALTH EDISON	01-26-025-72510 45.96	ACCT#9294051222 17529 66TH 2000		Paper Check	45.96
1438968503 092425	COMED - COMMONWEALTH EDISON	01-26-025-72510 247.67	ACCT#1438968503 17368 68TH 2001		Paper Check	247.67
1116448836 092625	COMED - COMMONWEALTH EDISON	01-26-025-72510 596.60	ACCT#1116448836 0 W 67TH CT 2002		Paper Check	596.60
6804825000 092525	COMED - COMMONWEALTH EDISON	01-26-025-72510 1,600.26	ACCT#6804825000 6720 SOUTH 2003		Paper Check	1,600.26
2655034000 092425	COMED - COMMONWEALTH EDISON	12-00-000-72510 31.35	ACCT#2655034000 17238 OAK PA 2004		Paper Check	31.35
5112535000 92425	COMED - COMMONWEALTH EDISON	01-26-025-72510 43.17	ACCT#5112535000 17048 OAK P 2005		Paper Check	43.17
6754025000 092425	COMED - COMMONWEALTH EDISON	70-00-000-72510 12.37	ACCT#6754025000 6750 SOUTH 2006		Paper Check	12.37
2677476000 92625	COMED - COMMONWEALTH EDISON	01-26-023-72510 68.99	ACCT#2677476000 17495 LAGRA 2007		Paper Check	68.99
4186676000 092625	COMED - COMMONWEALTH EDISON	60-00-000-72510 79.41	ACCT#4186676000 8800 183RD S 2008		Paper Check	79.41
9356723333 092625	COMED - COMMONWEALTH EDISON	60-00-000-72510 60.27	ACCT#9356723333 8950 175TH 2009		Paper Check	60.27

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Paper Check						
COMED - COMMONWEALTH EDISON 9356723333 092425	COMED - COMMONWEALTH EDISON	60-00-000-72510 32.10 63-00-000-72510 32.10	ACCT#0641953000 16301 CENTR 2010		Paper Check	64.20
9666518111 092625	COMED - COMMONWEALTH EDISON	64-00-000-72510 168.78	ACCT#9666518111 9550 183RD 2011		Paper Check	168.78
5851937000 092525	COMED - COMMONWEALTH EDISON	64-00-000-72510 44.41	ACCT#5851937000 7813 174TH 2012		Paper Check	44.41
Total COMED - COMMONWEALTH EDISON:						4,085.14
CRASH CHAMPIONS LLC 235008040	CRASH CHAMPIONS LLC	01-17-220-72540 2,138.47	2025 GMC SIERRA CREW CAB - B 2013		Paper Check	2,138.47
Total CRASH CHAMPIONS LLC:						2,138.47
ETP LABS INC. 25-138015	ETP LABS INC.	60-00-000-72865 786.80 64-00-000-72865 337.20	COLIFORM SAMPLES 2015		Paper Check	1,124.00
Total ETP LABS INC.:						1,124.00
GILLIAM, CORDERO 091225	GILLIAM, CORDERO	01-17-220-72140 64.96	REIM: MILEAGE TO DES PLAINE 2016		Paper Check	64.96
092325	GILLIAM, CORDERO	01-17-220-72140 160.24	REIM: MEALS/LODGING ILESB E 2016		Paper Check	160.24
Total GILLIAM, CORDERO:						225.20
GORDON FOOD SERVICE INC. 768219110	GORDON FOOD SERVICE INC.	01-41-056-72954 230.78	STIRRER, TABLECOVER YELLOW, 2017		Paper Check	230.78
768219249	GORDON FOOD SERVICE INC.	01-41-050-72932 43.49	CREAMER NON-DAIRY - VETERANS 2017		Paper Check	43.49
Total GORDON FOOD SERVICE INC.:						274.27
GRAINGER 9661795162	GRAINGER	64-00-000-72525 32.62	HYRDAULIC OIL SILICONE BASE 2018		Paper Check	32.62
9659097654	GRAINGER	01-19-000-73585 142.08	FLOOR SQUEEGEE 30 IN W STRAI 2018		Paper Check	142.08
9661795154	GRAINGER	01-19-000-73585 48.43	MATTRESS/BOX SPRING PORTECTO 2018		Paper Check	48.43
Total GRAINGER:						223.13
HEIDELBERG MATERIALS MIDWEST						

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Paper Check						
HEIDELBERG MATERIALS MIDWEST 44291965	HEIDELBERG MATERIALS MIDWEST	60-00-000-73860 608.37 63-00-000-73860 67.60 64-00-000-73860 289.70 01-26-023-73860 482.83 70-00-000-73860 160.94	GRADE 8, BED/BACKFILL 9/22/2 2019		Paper Check	1,609.44
44287686	HEIDELBERG MATERIALS MIDWEST	60-00-000-73860 658.10 63-00-000-73860 73.12 64-00-000-73860 313.38 01-26-023-73860 522.30 70-00-000-73860 174.10	BED/BACKFILL 9/19/25	2019	Paper Check	1,741.00
44296831	HEIDELBERG MATERIALS MIDWEST	60-00-000-73860 607.00 63-00-000-73860 67.44 64-00-000-73860 289.05 01-26-023-73860 481.75 70-00-000-73860 160.58	BED/BACKFILL 9/23/25	2019	Paper Check	1,605.82
Total HEIDELBERG MATERIALS MIDWEST:						4,956.26
HILL & SMITH INC 96742	HILL & SMITH INC	01-17-220-72540 1,121.96	RADAR APPLIED CONCEPTS 2 - P 2020		Paper Check	1,121.96
97047	HILL & SMITH INC	01-17-220-72540 96.92	RADAR INTERFACE - POLICE UNI 2020		Paper Check	96.92
Total HILL & SMITH INC:						1,218.88
HINCKLEY SPRINGS 5977593 092725	HINCKLEY SPRINGS	01-21-210-73110 200.85	ACCT#32542175977593 SEPTEMB 2021		Paper Check	200.85
Total HINCKLEY SPRINGS:						200.85
IESMA 8082	IESMA	01-21-000-72720 65.00	MEMBERSHIP DUES- LISA MERRIL 2022		Paper Check	65.00
Total IESMA:						65.00
J AND R SALES AND SERVICE INC. 25064	J AND R SALES AND SERVICE INC.	01-26-023-72530 222.26	63PM3 50 CHAIN LOOP, CHAIN S 2023		Paper Check	222.26
Total J AND R SALES AND SERVICE INC.:						222.26
J.M.D. SOX OUTLET, INC.						

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
J.M.D. SOX OUTLET, INC.						
INV-0322	J.M.D. SOX OUTLET, INC.	60-00-000-73610 84.03	UNIFORM ITEMS - ERIK ROBBINS 2024		Paper Check	142.90
		63-00-000-73610 16.00				
		64-00-000-73610 42.87				
INV-0319	J.M.D. SOX OUTLET, INC.	01-26-023-73610 288.93	UNIFORM ITEMS - BRIAN BORCHE 2024		Paper Check	288.93
Total J.M.D. SOX OUTLET, INC.:						431.83
JEWEL OSCO						
723227	JEWEL OSCO	01-41-056-72954 30.97	*****8778 - ORANGE CRUSH, RO 2026		Paper Check	30.97
807458	JEWEL OSCO	01-19-000-72220 23.96	****0413 - 40 SIG REFRESHER 2026		Paper Check	23.96
800877	JEWEL OSCO	01-19-000-72220 130.31	*****0413 SIG DRINKING WATER 2026		Paper Check	130.31
Total JEWEL OSCO:						185.24
KNICKERBOCKER ROOFING & PAVING						
20120190	KNICKERBOCKER ROOFING & PAVING	01-26-025-72520 702.97	TP POLICE STATION - MAIN ROO 2027		Paper Check	702.97
Total KNICKERBOCKER ROOFING & PAVING:						702.97
LIBERA, JAMES						
10272025	LIBERA, JAMES	01-42-000-72954 600.00	ENTERTAINMENT AT SENIOR SUPP 2028		Paper Check	600.00
Total LIBERA, JAMES:						600.00
LINDE GAS & EQUIPMENT INC						
52207131	LINDE GAS & EQUIPMENT INC	01-19-000-73115 156.51	CUST #79262441 CYLINDER RENT 2029		Paper Check	156.51
Total LINDE GAS & EQUIPMENT INC:						156.51
LION GROUP, INC.						
300047719	LION GROUP, INC.	01-19-000-74619 205.56	COAT LINER, COAT SHEL, PANT 2030		Paper Check	205.56
Total LION GROUP, INC.:						205.56
MASTER AUTO SUPPLY / MONARCH						
15030-157332	MASTER AUTO SUPPLY	01-17-220-72540 436.79	COMPRESSOR NEW, SERP BELT - 2031		Paper Check	436.79
15030-157384	MASTER AUTO SUPPLY	01-17-220-72540 (38.63)	CREDIT - SERP BELT - POLICE 2031		Paper Check	(38.63)
Total MASTER AUTO SUPPLY / MONARCH:						398.16
MENARDS						
82681	MENARDS	01-26-023-73410 85.16	ACCT# 3060257 RECIP BLADE 14 2032		Paper Check	85.16
80930	MENARDS	01-17-220-73600 19.76	ACCT# 30806257 - DIAL WPEAR 2032		Paper Check	19.76

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
MENARDS						
82795	MENARDS	60-00-000-73410 8.81	ACCT# 30860257 - WRENCH SET 2032		Paper Check	13.99
		63-00-000-73410 0.98				
		64-00-000-73410 4.20				
82797	MENARDS	01-26-025-73410 26.47	ACCT# 30860257 - 11PC EZLOCK 2032		Paper Check	26.47
82792	MENARDS	01-26-023-73410 4.99	ACCT# 30860257 - CASTER 2" P 2032		Paper Check	4.99
82721	MENARDS	01-26-023-73410 62.98	ACCT# 30860257 - DRILL BIT S 2032		Paper Check	62.98
82775	MENARDS	01-75-206-73580 96.59	ACCT# 30860257 - CLOROX WIPE 2032		Paper Check	96.59
82774	MENARDS	01-26-025-73580 81.40	ACCT# 30860257 - APPLE BLOSS 2032		Paper Check	94.84
		01-26-025-72520 13.44				
82692	MENARDS	64-00-000-72525 16.78	ACT# 30860257 - 1/4 FIP SS P 2032		Paper Check	16.78
82912	MENARDS	01-26-025-72520 11.99	ACCT# 30860257 - 3/4" BRZ BO 2032		Paper Check	11.99
Total MENARDS:						433.55
NICOR						
73675410002 092525	NICOR	01-26-025-72511 1,061.02	ACCT#73675410002 METER 35613 2033		Paper Check	1,061.02
01981510009 092525	NICOR	01-26-025-72511 54.91	ACCT#01981510009 METER#39689 2033		Paper Check	54.91
74433410003 092525	NICOR	01-26-025-72511 54.91	ACCT#74433410003 METER 35754 2033		Paper Check	54.91
53463710003 092525	NICOR	01-26-025-72511 57.25	ACCT#53463710003 METER 29122 2033		Paper Check	57.25
83523710008 092525	NICOR	01-26-025-72511 163.00	ACCT#83523710008 METER 30262 2033		Paper Check	163.00
54072310003 092525	NICOR	01-26-025-72511 867.35	ACCT#54072310003 METER 54208 2033		Paper Check	867.35
96019958527 092525	NICOR	01-26-025-72511 91.76	ACCT#96019958527 METER#45826 2033		Paper Check	91.76
14726888333 092425	NICOR	01-26-025-72511 54.91	ACCT#14726888333 17713 OAK P 2033		Paper Check	54.91
89127484718 092525	NICOR	01-75-206-72511 56.66	ACCT#89127484718 METER 54870 2033		Paper Check	56.66
56760349854 092525	NICOR	01-75-206-72511 1,762.66	ACCT#56760349854 METER 52995 2033		Paper Check	1,762.66
42400848794 092525	NICOR	01-75-206-72511 78.53	ACCT#42400848794 METER 54799 2033		Paper Check	78.53
03839268152 092425	NICOR	01-75-206-72511 165.50	ACCT#03839268152 METER 5698 2033		Paper Check	165.50
11057661792 092425	NICOR	01-75-206-72511 54.91	ACCT#11057661792 METER#53335 2033		Paper Check	54.91
13206858170 092425	NICOR	01-75-206-72511 61.95	ACCT#13206858170 METER 56327 2033		Paper Check	61.95

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
NICOR						
41951136781 092425	NICOR	01-75-206-72511 76.78	ACCT#41951136781 METER 5333 2033		Paper Check	76.78
06821610000 092625	NICOR	64-00-000-72511 11.48 60-00-000-72511 23.00 63-00-000-72511 23.00	ACCT#06821610000 METER 27693 2034		Paper Check	57.48
Total NICOR:						4,719.58
NSN EMPLOYER SERVICES, INC.						
13012	NSN EMPLOYER SERVICES, INC.	01-14-000-72445 581.37	FY26 NSN EMPLOYER ADMINISTRA 2035		Paper Check	581.37
Total NSN EMPLOYER SERVICES, INC.:						581.37
PARK ACE HARDWARE						
076158/1	PARK ACE HARDWARE	01-26-023-73840 243.92	CUST# 891432 - FORESTRY HELM 2036		Paper Check	243.92
76155/1	PARK ACE HARDWARE	01-26-025-72520 7.99	CUST# 891433 - PWR STRIP 6 O 2036		Paper Check	7.99
076162/1	PARK ACE HARDWARE	01-26-023-73840 (160.93)	CUST# 891432 - PICCO MCRO MI 2036		Paper Check	(160.93)
76140/1	PARK ACE HARDWARE	01-19-000-73585 1,934.17	FIRE STATIONS SUPPLIES TO CL 2036		Paper Check	1,934.17
076154/1	PARK ACE HARDWARE	01-19-000-73870 39.97	CUST# 9404 - GORILLA MOUNTIN 2036		Paper Check	39.97
076157/1	PARK ACE HARDWARE	01-19-000-73585 91.97	FIRE STATIONS SUPPLIES TO CL 2036		Paper Check	91.97
Total PARK ACE HARDWARE:						2,157.09
POSTMASTER, U. S. POST OFFICE						
524417582	POSTMASTER, U. S. POST OFFICE	60-00-000-72110 3,952.45 64-00-000-72110 1,693.90	OCTOBER WATER BILLS 2037		Paper Check	5,646.35
524491549	POSTMASTER, U. S. POST OFFICE	60-00-000-72110 658.11 64-00-000-72110 282.05	SEPTEMBER LATE NOTICES 2037		Paper Check	940.16
Total POSTMASTER, U. S. POST OFFICE:						6,586.51
PREMIER VETERINARY GROUP						
1171415	PREMIER VETERINARY GROUP	01-17-220-72240 1,244.26	HELMUT - EMERGENCY EXAM 8/10 2038		Paper Check	1,244.26
Total PREMIER VETERINARY GROUP:						1,244.26
ROADSAFE-TRAFFIC SYSTEMS,INC						

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
ROADSAFE-TRAFFIC SYSTEMS,INC						
243330	ROADSAFE-TRAFFIC SYSTEMS,INC	60-00-000-73845 415.80 63-00-000-73845 46.20 64-00-000-73845 198.00 01-26-023-73845 660.00 01-26-025-73845 330.00	TYPE 1 BARRICADE 24X45 STEEL 2039		Paper Check	1,650.00
Total	ROADSAFE-TRAFFIC SYSTEMS,INC:					1,650.00
RUSH TRUCK CENTERS						
3043326091	RUSH TRUCK CENTERS	01-26-023-72540 159.96	SENSOR, OIL PRESSURE, STREET 2040		Paper Check	159.96
Total	RUSH TRUCK CENTERS:					159.96
SENTINEL SECURITY PLLC						
2248	SENTINEL SECURITY PLLC	01-17-205-72750 1,000.00	MONTHLY FEE - \$1000 - POLICE 2041		Paper Check	1,000.00
Total	SENTINEL SECURITY PLLC:					1,000.00
STANDARD INDUSTRIAL &						
WO-06307	STANDARD INDUSTRIAL &	01-26-025-72530 1,485.00	PRESSURE WASHER - HAS POWER 2042		Paper Check	1,485.00
Total	STANDARD INDUSTRIAL &:					1,485.00
STAPLES BUSINESS ADVANTAGE						
6042386106	STAPLES BUSINESS ADVANTAGE	01-17-205-73110 340.86	1,5IN WHITE BASIC BINDER, EN 2043		Paper Check	340.86
Total	STAPLES BUSINESS ADVANTAGE:					340.86
SUTTON FORD INC./FLEET SALES						
643184	SUTTON FORD INC./FLEET SALES	01-17-220-72540 90.50	SWITCH ASSY - POLICE UNIT #4 2046		Paper Check	90.50
643401	SUTTON FORD INC./FLEET SALES	01-17-220-72540 470.80	SOCKET AND WIRE ASSY - POLIC 2046		Paper Check	470.80
643238	SUTTON FORD INC./FLEET SALES	01-17-220-72540 30.18	CHECK ASSY - DOOR - POLICE U 2046		Paper Check	30.18
Total	SUTTON FORD INC./FLEET SALES:					591.48
THOMSON REUTERS-WEST PYMNT CTR						
852620367	THOMSON REUTERS-WEST PYMNT CTR	01-17-225-72852 287.37	CLEAR LAW ENFORCEMENT PLUS 2047		Paper Check	287.37
Total	THOMSON REUTERS-WEST PYMNT CTR:					287.37
TINLEY AUTO REPAIR & TOWING						
12377	TINLEY AUTO REPAIR & TOWING	01-17-220-72753 375.00	TOW OF STOLEN VEHICLE FROM H 2048		Paper Check	375.00
Total	TINLEY AUTO REPAIR & TOWING:					375.00
VERIZON WIRELESS						
6124169971	VERIZON WIRELESS	60-00-000-72127 50.99	ACCT#442345192-00001 WATER 2049		Paper Check	50.99

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
VERIZON WIRELESS						
	Total VERIZON WIRELESS:					50.99
VETERINARY CLINIC OF TINLEY PK						
317501	VETERINARY CLINIC OF TINLEY PK	01-17-220-72240 57.00	EUTHANASIA, ALL SIZES, YORKI 2050		Paper Check	57.00
	Total VETERINARY CLINIC OF TINLEY PK:					<u>57.00</u>
VOLD MEGHAN						
091825	VOLD, MEGHAN	01-17-220-72140 14.60	REIM: LUNCH DURING NEMRT MU 2051		Paper Check	14.60
	Total VOLD MEGHAN:					<u>14.60</u>
WILL COOK GRUNDY COUNTY FIRE INVESTIGATION TASK FORCE						
092425	WILL COOK GRUNDY COUNTY FIRE INVESTIGATION TASK FORCE	01-19-000-72170 50.00	FIRST ANNUAL DRONE CONFERENC 2052		Paper Check	50.00
	Total WILL COOK GRUNDY COUNTY FIRE INVESTIGATION TASK FORCE:					<u>50.00</u>
WILLE BROTHERS COMPANY						
6447	WILLE BROTHERS COMPANY	01-26-023-73770 1,369.00	YD 4500 PSI AIE, EXPANSION 4 2053		Paper Check	1,369.00
6955	WILLE BROTHERS COMPANY	01-26-023-73770 1,042.50	YD 4000 PSI AE, CARTAGE ON R 2053		Paper Check	1,042.50
6842	WILLE BROTHERS COMPANY	01-26-023-73770 766.00	YD 4000 PSI AE, CARTAGE ON R 2053		Paper Check	766.00
6253	WILLE BROTHERS COMPANY	01-26-023-73770 700.50	YD 4000 PSI AE, CARTAGE ON R 2053		Paper Check	700.50
	Total WILLE BROTHERS COMPANY:					<u>3,878.00</u>
WRIKE INC						
IG140833	WRIKE INC	01-16-000-72655 7,800.00	PROJECT MANAGEMENT SOFTWARE 2054		Paper Check	7,800.00
	Total WRIKE INC:					<u>7,800.00</u>
ZOLL MEDICAL CORP						
4319743	ZOLL MEDICAL CORPORATION	30-00-000-74183 90,959.68 30-00-000-74183 5,868.24 30-00-000-74183 341.04	AUTOPULSE	2055	Paper Check	97,168.96
	Total ZOLL MEDICAL CORP:					<u>97,168.96</u>
Total Paper Check:						<u>153,423.73</u>
Report Total:						<u>2,773,398.95</u>

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
AL WARREN OIL CO INC						
W1788795	AL WARREN OIL CO INC	01-17-205-73530	N.I. GAS USED 9/26-10/10/25	1159	ACH Transaction	26,384.00
		11,297.41				
		01-19-000-73530				
		1,097.38				
		60-00-000-73530				
		997.51				
		63-00-000-73530				
		249.38				
		64-00-000-73530				
		534.38				
		01-26-023-73530				
		1,395.61				
		01-26-025-73530				
		1,002.20				
		01-33-300-73530				
		338.39				
		01-12-000-73530				
		113.16				
		01-42-000-73530				
		871.07				
		01-21-000-73530				
		880.23				
		01-35-000-73530				
		45.47				
		01-14-000-73532				
		162.16				
		01-14-000-73531				
		7,399.65				
Total AL WARREN OIL CO INC:						26,384.00
AMAZON CAPITAL SERVICES, INC. [PRIMARY*]						
1H3F-P7DF-Y3R7	AMAZON CAPITAL SERVICES, INC.	01-75-206-73580	STRING MOP HEADS HEAVY DUTY	1160	ACH Transaction	39.82
		39.82				
1GH6-W7CN-Q44W	AMAZON CAPITAL SERVICES, INC.	01-26-025-72520	AWID WP-6820 PROXIMITY READE	1160	ACH Transaction	1,199.94
		1,199.94				
11MR-J9D6-3JJR	AMAZON CAPITAL SERVICES, INC.	01-17-205-73110	TOPS 5X8 LEGAL PADS, ACTIVE	1160	ACH Transaction	88.01
		88.01				
Total AMAZON CAPITAL SERVICES, INC. [PRIMARY*]:						1,327.77
AMERICAN WATER						
011025	AMERICAN WATER	64-00-000-73225	REPRINT - SEWER TREATMENT SE	1161	ACH Transaction	67,999.50
		67,999.50				
Total AMERICAN WATER:						67,999.50
AMPEST EXTERMINATION LLC						
23743	AMPEST EXTERMINATION LLC	01-26-023-72790	REMOVE HORNETS NEST FROM PKW	1162	ACH Transaction	195.00
		195.00				
Total AMPEST EXTERMINATION LLC:						195.00
AMSIVE LLC						
190456	AMSIVE LLC	60-00-000-72310	SEPTEMBER 2025 LATE NOTICES	1163	ACH Transaction	526.69
		368.68				
		64-00-000-72310				
		158.01				

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ACH Transaction AMSIVE LLC 191381	AMSIVE LLC	60-00-000-72310 392.87 64-00-000-72310 168.37	OCTOBER 2025 LATE NOTICES	1163	ACH Transaction	561.24
Total AMSIVE LLC:						1,087.93
BEHRENS, JERRY 850166408	BEHRENS, JERRY	01-14-000-72435 247.00	SEPTEMBER 2025 MEDICARE REI	1164	ACH Transaction	247.00
Total BEHRENS, JERRY:						247.00
BLUE CROSS BLUE SHIELD OF IL 0000ILLB1212	BLUE CROSS BLUE SHIELD OF IL	01-14-000-72435 5,263.86	RETIREE MEDICARE SUPPLEMENT	1165	ACH Transaction	5,263.86
ILO65LB000001212-0	BLUE CROSS BLUE SHIELD OF IL	01-14-000-72435 8,540.00	RETIREE MEDICARE SUPPLEMENT	1166	ACH Transaction	8,540.00
Total BLUE CROSS BLUE SHIELD OF IL:						13,803.86
CHICAGO PARTS & SOUND ENTERPRISES LLC 43V0006032	CHICAGO PARTS & SOUND ENTERPRISES LLC	01-17-220-72540 126.76	TPMS SENSRO ASSY - POLICE UN	1167	ACH Transaction	126.76
Total CHICAGO PARTS & SOUND ENTERPRISES LLC:						126.76
CINTAS CORPORATION 4245632565	CINTAS CORPORATION	01-26-025-72790 392.33	MATS - PW GARAGE	1168	ACH Transaction	392.33
Total CINTAS CORPORATION:						392.33
CONSERV FS, INC. 66066091	CONSERV FS, INC.	60-00-000-73680 83.92 63-00-000-73680 9.33 64-00-000-73680 39.95	GREENSKEEPER SUNNY GLAMOUR M	1169	ACH Transaction	133.20
Total CONSERV FS, INC.:						133.20
CORE & MAIN LP x776949	CORE & MAIN LP	60-00-000-74175 2,275.00 64-00-000-74175 975.00 60-00-000-74175 380.80 64-00-000-74175 163.20	WATER METER	1170	ACH Transaction	3,794.00
Total CORE & MAIN LP:						3,794.00
CULLEN CONSTRUCTION MANAGEMENT 4422	CULLEN CONSTRUCTION MANAGEMENT	75-00-002-72742-0323 5,850.00	HARMONY SQUARE -PROFESSIONAL	1171	ACH Transaction	5,850.00
Total CULLEN CONSTRUCTION MANAGEMENT:						5,850.00
EJ USA. INC						

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ACH Transaction						
EJ USA. INC						
110250072347	EJ USA. INC	60-00-000-73632	HYDRANT PARTS	1172	ACH Transaction	4,920.24
		692.03				
		64-00-000-73632				
		296.59				
		60-00-000-73632				
		364.30				
		64-00-000-73632				
		156.13				
		60-00-000-73632				
		445.33				
		64-00-000-73632				
		190.86				
		60-00-000-73632				
		903.00				
		64-00-000-73632				
		387.00				
		60-00-000-73632				
		1,039.50				
		64-00-000-73632				
		445.50				
Total EJ USA. INC:						4,920.24
ELEMENT GRAPHICS & DESIGN, INC						
30530	ELEMENT GRAPHICS & DESIGN, INC	01-42-000-72540	MISC VEH GRAPHCS -BUS DOOR R 1173		ACH Transaction	319.81
		319.81				
Total ELEMENT GRAPHICS & DESIGN, INC:						319.81
ENTERPRISE FLEET MANAGEMENT						
FBN5448022	ENTERPRISE FLEET MANAGEMENT	30-00-000-96141	OCTOBER '25 ENT FLT MGMT 60E 1174		ACH Transaction	13,712.80
		663.35				
		30-00-000-96141				
		1,005.43				
		30-00-000-96141				
		635.67				
		30-00-000-96141				
		752.63				
		30-00-000-96141				
		477.50				
		01-26-025-72860				
		173.00				
		30-00-000-96141				
		955.69				
		30-00-000-96141				
		2,120.93				
		30-00-000-96145				
		2,819.00				
		30-00-000-96141				
		788.93				
		01-26-025-72860				
		173.00				
		30-00-000-96141				
		1,274.77				
		30-00-000-96145				
		1,699.90				
		01-26-025-72860				
		173.00				

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/17/2025 - 10/17/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction	ENTERPRISE FLEET MANAGEMENT					
FBN5456897	ENTERPRISE FLEET MANAGEMENT	60-00-000-96141	OCTOBER '25 ENT FLT MGMT 1W, 1174		ACH Transaction	10,860.23
		1,266.55				
		30-00-000-96141				
		659.34				
		60-00-000-96141				
		710.85				
		60-00-000-96141				
		822.23				
		60-00-000-96141				
		568.95				
		60-00-000-96141				
		526.31				
		30-00-000-96141				
		710.85				
		30-00-000-96141				
		658.09				
		30-00-000-96141				
		604.89				
		30-00-000-96141				
		919.54				
		60-00-000-96141				
		526.30				
		60-00-000-96141				
		710.85				
		60-00-000-96141				
		573.56				
		60-00-000-96141				
		866.07				
		60-00-000-96141				
		735.85				

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction	ENTERPRISE FLEET MANAGEMENT					
FBN5449950	ENTERPRISE FLEET MANAGEMENT	30-00-000-96141	OCTOBER '25 ENT FLT MGMT 71C 1174		ACH Transaction	12,374.13
		1,274.77				
		30-00-000-96145				
		1,734.89				
		01-33-300-72540				
		173.00				
		30-00-000-96141				
		928.01				
		30-00-000-96141				
		973.60				
		01-35-000-72540				
		173.00				
		30-00-000-96141				
		835.07				
		01-35-000-72540				
		173.00				
		30-00-000-96141				
		840.64				
		01-12-000-72540				
		173.00				
		30-00-000-96141				
		1,209.78				
		30-00-000-96141				
		1,380.79				
		30-00-000-96145				
		480.00				
		01-17-205-72860				
		173.00				
		30-00-000-96141				
		1,002.07				
		30-00-000-96141				
		849.51				

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
ENTERPRISE FLEET MANAGEMENT						
FBN5454878	ENTERPRISE FLEET MANAGEMENT	30-00-000-96141	OCTOBER '25 ENT FLT MGMT 11 1174		ACH Transaction	23,118.44
		831.35				
		30-00-000-96141				
		2,114.14				
		30-00-000-96141				
		896.34				
		01-26-023-72860				
		173.00				
		30-00-000-96141				
		1,154.12				
		30-00-000-96141				
		1,147.86				
		30-00-000-96141				
		661.53				
		30-00-000-96141				
		905.00				
		30-00-000-96141				
		598.47				
		60-00-000-96141				
		686.53				
		30-00-000-96141				
		905.00				
		30-00-000-96141				
		788.93				
		30-00-000-96141				
		812.10				
		30-00-000-96145				
		245.00				
		30-00-000-96145				
		10,306.00				
		30-00-000-96145				
		893.07				

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
ENTERPRISE FLEET MANAGEMENT						
FBN5449965	ENTERPRISE FLEET MANAGEMENT	30-00-000-96141	OCTOBER '25 ENT FLT MGMT 70, 1174		ACH Transaction	12,177.26
		570.55				
		30-00-000-96141				
		565.96				
		30-00-000-96141				
		510.18				
		30-00-000-96141				
		510.18				
		30-00-000-96141				
		507.40				
		30-00-000-96141				
		1,274.77				
		30-00-000-96145				
		1,734.89				
		01-33-300-72540				
		173.00				
		30-00-000-96141				
		1,274.77				
		30-00-000-96145				
		1,699.90				
		01-33-300-72540				
		173.00				
		30-00-000-96141				
		1,274.77				
		30-00-000-96145				
		1,734.89				
		01-33-300-72540				
		173.00				
FBN5462140	ENTERPRISE FLEET MANAGEMENT	30-00-000-96141	OCTOBER '25 ENT FLT MGMT 12D 1174		ACH Transaction	3,237.05
		674.71				
		30-00-000-96141				
		583.87				
		30-00-000-96141				
		665.42				
		30-00-000-96141				
		657.32				
		30-00-000-96141				
		655.73				
FBN5462282	ENTERPRISE FLEET MANAGEMENT	30-00-000-96141	OCTOBER '25 ENT FLT MGMT 230 1174		ACH Transaction	2,702.22
		927.96				
		30-00-000-96141				
		887.13				
		30-00-000-96141				
		887.13				
FBN5462127	ENTERPRISE FLEET MANAGEMENT	30-00-000-96141	OCTOBER '25 ENT FLT MGMT 10C 1174		ACH Transaction	2,650.74
		574.56				
		30-00-000-96141				
		568.12				
		30-00-000-96141				
		630.29				
		30-00-000-96145				
		877.77				
Total ENTERPRISE FLEET MANAGEMENT:						80,832.87
FOSTER & FOSTER, INC.						
38155	FOSTER & FOSTER, INC.	01-14-000-72851	PREPARE 5/1/25 PENSION VAULA 1175		ACH Transaction	8,481.00
		8,481.00				

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
FOSTER & FOSTER, INC.						
Total FOSTER & FOSTER, INC.:						8,481.00
JETCO, LTD.						
3545	JETCO, LTD.	62-00-000-75338-0399 0.00	POST 11 WATER TOWER REHABILI 1176		ACH Transaction	232,549.28
		60-00-002-75338-0399 232,549.28				
Total JETCO, LTD.:						232,549.28
M&J UNDERGROUND, INC						
25AN018	M&J UNDERGROUND, INC	60-00-002-75710 99,328.98	WATER MAIN REPLACEMENT BID 1177		ACH Transaction	283,797.09
		60-00-002-75711 184,468.11				
25AN017	M&J UNDERGROUND, INC	60-00-002-75707 185,005.77	WATER MAIN REPLACEMENT BID 1177		ACH Transaction	411,123.93
		60-00-002-75708 143,893.38				
		60-00-002-75709 82,224.78				
Total M&J UNDERGROUND, INC:						694,921.02
MIDWEST MECHANICAL GROUP LLC						
112176994	MIDWEST MECHANICAL GROUP LLC	01-26-025-72520 1,405.00	SERVICE CALL # 2508-0538 SIT 1178		ACH Transaction	1,405.00
MC0000147365	MIDWEST MECHANICAL GROUP LLC	60-00-000-72520 264.60	CONTRACT NO# MP40384 SITE CO 1178		ACH Transaction	504.00
		63-00-000-72520 88.20				
		64-00-000-72520 151.20				
MC0000147366	MIDWEST MECHANICAL GROUP LLC	60-00-000-72520 355.95	CONTRACT NO# MP40387 SITE CO 1178		ACH Transaction	678.00
		63-00-000-72520 118.65				
		64-00-000-72520 203.40				
Total MIDWEST MECHANICAL GROUP LLC:						2,587.00
NORTHWESTERN MEDICINE OCCUPATIONAL HEALTH						
567017	NORTHWESTERN MEDICINE OCCUPATIONAL HEALTH	01-41-040-72846 960.00	PATROL OFFICER PRE-EMPLOYMEN 1179		ACH Transaction	960.00
Total NORTHWESTERN MEDICINE OCCUPATIONAL HEALTH:						960.00
OFFICE REVOLUTION LLC						
128338	OFFICE REVOLUTION LLC	77-00-000-75112-0470 4,384.08	EOC PLUGS 1180		ACH Transaction	4,793.22
		77-00-000-75112-0470 409.14				
Total OFFICE REVOLUTION LLC:						4,793.22
PITNEY BOWES-PURCHASE POWER PD						
1028208722	PITNEY BOWES-PURCHASE POWER PD	01-14-000-72110 150.00	ACCT# 0012198182 CONNECT+/SE 1181		ACH Transaction	150.00

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

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ACH Transaction						
PITNEY BOWES-PURCHASE POWER PD						
Total PITNEY BOWES-PURCHASE POWER PD:						150.00
R.C.WEGMAN CONSTRUCTION CO						
2024-08 PAY 2	R.C.WEGMAN CONSTRUCTION CO	33-00-002-75131-0445 275,013.48	VILLAGE HALL UPGRADES - PAY 1182		ACH Transaction	275,013.48
2023-09	R.C.WEGMAN CONSTRUCTION CO	75-00-000-72742-0323 136,393.00 75-00-002-72742-0323 534,779.57 33-00-002-72742-0323 109,533.21	HARMONY SQUARE BID PACKAGE # 1182		ACH Transaction	780,705.78
Total R.C.WEGMAN CONSTRUCTION CO:						1,055,719.26
RINGHOFER, WILLIAM						
100925	RINGHOFER, WILLIAM	01-14-000-72435 816.52	OCTOBER '25 RETIREE REIMBURS 1183		ACH Transaction	816.52
Total RINGHOFER, WILLIAM:						816.52
SERVICE SANITATION, INC.						
9156200	SERVICE SANITATION, INC.	01-75-206-72923-0082 215.00	FARMERS MARKET PORTABLE REST 1184		ACH Transaction	215.00
Total SERVICE SANITATION, INC.:						215.00
SIKICH LLP						
109761	SIKICH LLP	01-14-000-72845 33,475.00 16-00-000-72845 795.00 18-00-000-72845 795.00 20-00-000-72845 795.00 27-00-000-72845 795.00 28-00-000-72845 795.00	AUDIT SERVICES FY'25 - TIF E 1185		ACH Transaction	37,450.00
Total SIKICH LLP:						37,450.00
STEINER ELECTRIC COMPANY						
S007848820.001	STEINER ELECTRIC COMPANY	01-26-025-73410 1,054.63	RED PAINT MARKER, LARGE CHIS 1186		ACH Transaction	1,054.63
S007836760.001	STEINER ELECTRIC COMPANY	60-00-000-73410 108.80 63-00-000-73410 12.09 64-00-000-73410 51.81	POLY MULTI-PURPOSE CLIP-ON Z 1186		ACH Transaction	172.70
Total STEINER ELECTRIC COMPANY:						1,227.33
TELADOC HEALTH INC						
3396793	TELADOC HEALTH INC	01-14-000-72447 1,564.20 01-00-000-13601 204.60	FY26 BEHAVIORAL HEALTH SERVI 1187		ACH Transaction	1,768.80
Total TELADOC HEALTH INC:						1,768.80

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
TRUGREEN						
217155223	TRUGREEN	01-26-023-72881 64.00	LAWN TREATMENTS - 9/11/25 SO 1188		ACH Transaction	64.00
217155210	TRUGREEN	01-26-023-72881 1,568.95	LAWN TREATMENTS - POLICE STA 1188		ACH Transaction	1,568.95
Total TRUGREEN:						1,632.95
UNDERGROUND PIPE & VALVE CO						
076578	UNDERGROUND PIPE & VALVE CO	60-00-000-73630 693.00	CLAMP AND BRASS FITTINGS	1189	ACH Transaction	4,986.00
		63-00-000-73630 77.00				
		64-00-000-73630 330.00				
		60-00-000-73630 311.85				
		63-00-000-73630 34.65				
		64-00-000-73630 148.50				
		60-00-000-73630 213.57				
		63-00-000-73630 23.73				
		64-00-000-73630 101.70				
		60-00-000-73630 69.30				
		63-00-000-73630 7.70				
		64-00-000-73630 33.00				
		60-00-000-73630 131.04				
		63-00-000-73630 14.56				
		64-00-000-73630 62.40				
		60-00-000-73630 119.70				
		63-00-000-73630 13.30				
		64-00-000-73630 57.00				
		60-00-000-73630 176.40				
		63-00-000-73630 19.60				
		64-00-000-73630 84.00				
		60-00-000-73630 288.54				
		63-00-000-73630 32.06				
		64-00-000-73630 137.40				
		60-00-000-73630 258.30				

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
UNDERGROUND PIPE & VALVE CO						
		63-00-000-73630				
		28.70				
		64-00-000-73630				
		123.00				
		60-00-000-73630				
		427.14				
		63-00-000-73630				
		47.46				
		64-00-000-73630				
		203.40				
		60-00-000-73630				
		452.34				
		63-00-000-73630				
		50.26				
		64-00-000-73630				
		215.40				
Total UNDERGROUND PIPE & VALVE CO:						4,986.00
US GAS						
465005	US GAS	01-26-025-73520	PROPANE 33# CUSTOMER OWNED	1190	ACH Transaction	195.00
		39.00				
		01-26-023-73520				
		78.00				
		60-00-000-73520				
		27.30				
		63-00-000-73520				
		27.30				
		64-00-000-73520				
		23.40				
Total US GAS:						195.00
VRC COMPANIES LLC (FORMERLY PROSHRED)						
5538166	VRC COMPANIES LLC	01-17-205-72750	DB1 - DESTRUCTION BIN CONSOL	1191	ACH Transaction	221.16
		221.16				
Total VRC COMPANIES LLC (FORMERLY PROSHRED):						221.16
WAREHOUSE DIRECT INC						
6005443-0	WAREHOUSE DIRECT INC	60-00-000-73110	ENVELOPES	1192	ACH Transaction	123.32
		15.54				
		63-00-000-73110				
		1.73				
		64-00-000-73110				
		7.39				
		01-26-023-73110				
		24.66				
		01-26-025-73110				
		12.33				
		01-14-000-73110				
		61.67				
5926171-0	WAREHOUSE DIRECT INC	01-26-025-74110	BRIGADE BOOKCASE 3-SHELF	1192	ACH Transaction	258.58
		258.58				

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
ACH Transaction						
WAREHOUSE DIRECT INC 6009378-0	WAREHOUSE DIRECT INC	60-00-000-73110 24.49	MARKER, SHARPIE, FINE PT, BL 1192		ACH Transaction	38.88
		63-00-000-73110 2.72				
		64-00-000-73110 11.67				
5996533-0	WAREHOUSE DIRECT INC	01-26-025-74110 201.55	TASKLIGHT 24W	1192	ACH Transaction	201.55
5999719-0	WAREHOUSE DIRECT INC	01-26-025-72520 775.74	SHREDDERS	1192	ACH Transaction	775.74
Total WAREHOUSE DIRECT INC:						1,398.07
WEST SIDE TRACTOR SALES						
H07844	WEST SIDE TRACTOR SALES	01-26-023-72530 3,100.95	SERVICE CALL/ REPAIR ON STRE 1193		ACH Transaction	3,100.95
Total WEST SIDE TRACTOR SALES:						3,100.95
WEX HEALTH INC						
0002240062-IN	WEX HEALTH INC	01-12-000-72449 272.00	FY26 WEX ADMINISTRATIVE FEES 1194		ACH Transaction	297.00
		01-12-000-72449 25.00				
Total WEX HEALTH INC:						297.00
Total ACH Transaction:						2,260,883.83
EFT Transfer						
HEALTHCARE SERVICE CORPORATION REMIT	HEALTHCARE SERVICE CORPORATION	86-00-000-20430 57,694.21	Remittance Check	1195	EFT Transfer	456,567.87
		86-00-000-20430 386,178.93				
		86-00-000-20476 12,694.73				
Total HEALTHCARE SERVICE CORPORATION:						456,567.87
HEALTHCARE SERVICE CORPORATION 0000555173	HEALTHCARE SERVICE CORPORATION	01-14-000-72435 95,927.70	FY26 MEDICAL BILLING ACCT# 2 1196		EFT Transfer	98,712.41
		01-14-000-72435 2,784.71				
Total HEALTHCARE SERVICE CORPORATION:						98,712.41
Total EFT Transfer:						555,280.28
Paper Check						
DEARBORN NATIONAL REMIT	DEARBORN NATIONAL	86-00-000-20455 2,105.03	Remittance Check	2058	Paper Check	2,244.48
		86-00-000-20455 66.40				
		86-00-000-20476 73.05				
Total DEARBORN NATIONAL:						2,244.48

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Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check 1ST AYD CORP PSI821446	1ST AYD CORP	60-00-000-73870 45.07 63-00-000-73870 45.07 64-00-000-73870 38.63 01-26-023-73870 128.76 01-26-025-73870 64.38	BLUE PUMICE HAND SOAP 4X1 GA 2059		Paper Check	321.91
Total 1ST AYD CORP:						321.91
AREA LANDSCAPE SUPPLY, INC. 2096550	AREA LANDSCAPE SUPPLY, INC.	01-26-023-73680 44.00	C/MASON/POOL SAND PER TON	2060	Paper Check	44.00
Total AREA LANDSCAPE SUPPLY, INC.:						44.00
ARIES CHARTER TRANSPORTATION 105246	ARIES CHARTER TRANSPORTATION	01-35-100-72790 2,850.00	ALE TRAIL TROLLEY GHOUL'S NI 2061		Paper Check	2,850.00
Total ARIES CHARTER TRANSPORTATION:						2,850.00
BACKFLOW SOLUTIONS INC 10728	BACKFLOW SOLUTIONS INC	60-00-000-72790 5,617.01	QUARTERLY CROSS CONNECTION C 2062		Paper Check	5,617.01
Total BACKFLOW SOLUTIONS INC:						5,617.01
BETTENHAUSEN AUTOMOTIVE 124154	BETTENHAUSEN AUTOMOTIVE	60-00-000-72540 48.89 63-00-000-72540 16.30 64-00-000-72540 27.93	AC FILTER - WATER UNIT #18, 2063		Paper Check	93.12
Total BETTENHAUSEN AUTOMOTIVE:						93.12
BETTENHAUSEN CONSTRUCTION SERV 250131	BETTENHAUSEN CONSTRUCTION SERVICES	01-26-023-72890 318.75 60-00-000-73681 468.56 63-00-000-73681 52.06 64-00-000-73681 223.13	VTP2540 - SEMI TRUCK TIME FO 2064		Paper Check	1,062.50
250132	BETTENHAUSEN CONSTRUCTION SERVICES	01-26-023-72890 318.75 60-00-000-73681 468.56 63-00-000-73681 52.06 64-00-000-73681 223.13	VTP2540 - SEMI TRUCK TIME FO 2064		Paper Check	1,062.50

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Paper Check						
BETTENHAUSEN CONSTRUCTION SERV 520133	BETTENHAUSEN CONSTRUCTION SERVICES	01-26-023-72890 243.75 60-00-000-73681 358.31 63-00-000-73681 39.81 64-00-000-73681 170.63	VTP2540 - SEMI TRUCK TIME FO 2064		Paper Check	812.50
Total BETTENHAUSEN CONSTRUCTION SERV:						2,937.50
BS&A SOFTWARE LLC 164549	BS&A SOFTWARE LLC	60-00-000-72315 18,846.42 64-00-000-72315 8,077.04 01-14-000-72315 4,285.55 14-00-000-72315 87.46 01-00-000-13601 73.47	BS&A INTEGRATED PAYMENTS ABS 2065		Paper Check	31,369.94
Total BS&A SOFTWARE LLC:						31,369.94
BUFFALO RECORDS LLC (ASHLEY WALLS) 102525	BUFFALO RECORDS LLC	01-11-000-72954 2,250.00	MUSICIAN FOR FALL FEST - ASH 2066		Paper Check	2,250.00
Total BUFFALO RECORDS LLC (ASHLEY WALLS):						2,250.00
CENTRAL SOD FARMS INC 55-9167	CENTRAL SOD FARMS INC	01-26-023-73860 399.00	KENTUCKY BLUEGRASS SOD	2067	Paper Check	399.00
55-9180	CENTRAL SOD FARMS INC	01-26-023-73860 606.00	KENTUCKY BLUEGRASS SOD	2067	Paper Check	606.00
55-9149	CENTRAL SOD FARMS INC	01-26-023-73680 207.00	KENTUCKY BLUEGRASS SOD	2067	Paper Check	207.00
55-9279	CENTRAL SOD FARMS INC	01-26-023-73680 414.00	KENTUCKY BLUEGRASS SOD	2067	Paper Check	414.00
55-9259	CENTRAL SOD FARMS INC	01-26-023-73680 414.00	KENTUCKY BLUEGRASS SOD	2067	Paper Check	414.00
55-9303	CENTRAL SOD FARMS INC	01-26-023-73680 297.60	KENTUCKY BLUEGRASS SOD	2067	Paper Check	297.60
CM2188	CENTRAL SOD FARMS INC	01-26-023-73680 (75.00)	PALLET DEPOSIT RETURN	2067	Paper Check	(75.00)
CM2220	CENTRAL SOD FARMS INC	01-26-023-73680 (30.00)	PALLET DEPOSIT RETURN	2067	Paper Check	(30.00)
CM2166	CENTRAL SOD FARMS INC	01-26-023-73680 (105.00)	PALLET DEPOSIT RETURN	2067	Paper Check	(105.00)
CM2121	CENTRAL SOD FARMS INC	01-26-023-73680 (45.00)	PALLET DEPOSIT RETURN	2067	Paper Check	(45.00)
Total CENTRAL SOD FARMS INC:						2,082.60
CHICAGO TRIBUNE COMPANY LLC 124776201000	CHICAGO TRIBUNE COMPANY LLC	01-33-310-72330 1,030.10	CLASSIFIED ADS ACCT# CU00027 2068		Paper Check	1,030.10

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/17/2025 - 10/17/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
CHICAGO TRIBUNE COMPANY LLC						
Total CHICAGO TRIBUNE COMPANY LLC:						1,030.10
COMED						
6979017000 092625	COMED	01-26-025-72510 2,637.57	ACCT#6979017000 TRAFFIC SIGN 2069		Paper Check	2,637.57
Total COMED:						2,637.57
COMED - COMMONWEALTH EDISON						
8920653000 093025	COMED - COMMONWEALTH EDISON	01-26-025-72510 31.35	ACCT#8920653000 6761 NORTH S 2070		Paper Check	31.35
0074510354 092525	COMED - COMMONWEALTH EDISON	01-26-025-72510 326.87	ACCT#0074510354 0 S NORTH ST 2071		Paper Check	326.87
0074510354 092525*	COMED - COMMONWEALTH EDISON	01-26-025-72510 129.02	ACCT#0074510354 0 S NORTH ST 2072		Paper Check	129.02
8034667000 092425	COMED - COMMONWEALTH EDISON	01-26-025-72510 84.32	ACCT#8034667000 7000 183RD 2073		Paper Check	84.32
Total COMED - COMMONWEALTH EDISON:						571.56
CS3 AGENCY, LLC						
102525	CS3 AGENCY, LLC	01-11-000-72954 2,250.00	MUSICIAN FOR FALL FEST - ASH 2056		Paper Check	2,250.00
Total CS3 AGENCY, LLC:						2,250.00
DEARBORN NATIONAL						
F018318-2	DEARBORN NATIONAL	01-12-000-72449 533.28	FY26 TPA DISABILITY LEAVE AD 2074		Paper Check	533.28
Total DEARBORN NATIONAL:						533.28
FEDEX (FEDERAL EXPRESS)						
9-029-77250	FEDEX (FEDERAL EXPRESS)	01-11-000-72954 51.43	SHIPMENT TO CS3 IN LOS ANGEL 2075		Paper Check	51.43
Total FEDEX (FEDERAL EXPRESS):						51.43
FIRST RESPONDERS WELLNESS CENTER LLC						
27522	FIRST RESPONDERS WELLNESS CENTER LLC	01-41-040-72846 610.00	PATROL OFFICER PRE-EMPLOYMEN 2076		Paper Check	610.00
27537	FIRST RESPONDERS WELLNESS CENTER LLC	01-41-040-72846 610.00	PATROL OFFICER PRE-EMPLOYMEN 2076		Paper Check	610.00
27610	FIRST RESPONDERS WELLNESS CENTER LLC	01-41-040-72846 610.00	PATROL OFFICER PRE-EMPLOYMEN 2076		Paper Check	610.00
Total FIRST RESPONDERS WELLNESS CENTER LLC:						1,830.00
FLEMING, DAVID						
102625	FLEMING, DAVID	01-75-206-72923-0214 700.00	BOO BASH ENTERTAINMENT - STI 2077		Paper Check	700.00
Total FLEMING, DAVID:						700.00
GBJ SALES, LLC						

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/17/2025 - 10/17/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check GBJ SALES, LLC 5945	GBJ SALES, LLC	60-00-000-73845 175.61 63-00-000-73845 19.51 64-00-000-73845 83.62 01-26-023-73845 278.74 01-26-025-73845 139.37	TOP DOG ULTRA HD HAND WIPES	2078	Paper Check	696.85
5950	GBJ SALES, LLC	60-00-000-73845 148.68 63-00-000-73845 16.52 64-00-000-73845 70.80 60-00-000-72540 45.33 63-00-000-72540 15.11 64-00-000-72540 25.90 01-26-023-73845 236.00 01-26-023-72540 86.34 01-26-025-73845 118.00 01-26-025-72540 43.17	TIGER GRIP - 10 (XL), GLEME	2078	Paper Check	805.85
5955	GBJ SALES, LLC	60-00-000-73550 443.33 63-00-000-73550 443.33 64-00-000-73550 379.99	1# BIO BAG ENZYMES - 25	2078	Paper Check	1,266.65
Total GBJ SALES, LLC:						2,769.35
GORDON ELECTRIC SUPPLY S3072953.001	GORDON ELECTRIC SUPPLY	60-00-000-72520 60.41 63-00-000-72520 60.41 64-00-000-72520 51.77	SYLVANIA 65530 - POST 6 STRU	2079	Paper Check	172.59
S3074468.001	GORDON ELECTRIC SUPPLY	01-26-025-72520 58.77	ADVANCE C1034C070V048CDX1M -	2079	Paper Check	58.77
Total GORDON ELECTRIC SUPPLY:						231.36
GORDON FOOD SERVICE INC.						

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/17/2025 - 10/17/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
GORDON FOOD SERVICE INC.						
768219461	GORDON FOOD SERVICE INC.	60-00-000-73115 13.44	CREAMER NDAR CANIS	2080	Paper Check	95.98
		63-00-000-73115 13.44				
		64-00-000-73115 11.51				
		01-26-023-73115 38.39				
		01-26-025-73115 19.20				
Total	GORDON FOOD SERVICE INC.:					95.98
HANSEN DOOR INC						
14090	HANSEN DOOR INC	01-26-025-72520 415.00	LOCATION: ALL DOORS - PROGRA 2081		Paper Check	415.00
Total	HANSEN DOOR INC:					415.00
HENEGHAN, KYLE						
092225	HENEGHAN, KYLE	01-17-220-72140 174.01	REIM: MEALS DURING "TRAFFIC 2082		Paper Check	174.01
Total	HENEGHAN, KYLE:					174.01
IMPACT AEDS LLC						
400546	IMPACT AEDS LLC	01-19-000-73115 1,890.00	ZOLL FULLY AUTOMATIC AED PLU 2083		Paper Check	2,040.00
		01-19-000-73115 150.00				
400644	IMPACT AEDS LLC	01-19-000-73115 1,890.00	ZOLL FULLY AUTOMATIC AED PLU 2083		Paper Check	2,040.00
		01-19-000-73115 150.00				
Total	IMPACT AEDS LLC:					4,080.00
INTERSTATE BATTERY SYSTEM						
371453	INTERSTATE BATTERY SYSTEM	01-26-023-72540 155.51	MTP-65HD BATTERY - STREET #2 2084		Paper Check	155.51
Total	INTERSTATE BATTERY SYSTEM:					155.51
KIRBY SCHOOL DISTRICT #140						
101625	KIRBY SCHOOL DISTRICT #140	84-00-000-23106 3,800.00	IMPACT FEES 10/16/25	2085	Paper Check	3,800.00
Total	KIRBY SCHOOL DISTRICT #140:					3,800.00
MALONE BUILDERS INC						
100825	MALONE BUILDERS INC	60-00-000-79299 288.00	REFUND - OVERCHARGED FOR TWO 2086		Paper Check	288.00
Total	MALONE BUILDERS INC:					288.00
MAP AUTOMOTIVE OF CHICAGO						
40GE2318	MAP AUTOMOTIVE OF CHICAGO	01-17-220-72540 483.69	BRAKE ROTOR, ELEMENT ASSY, O 2087		Paper Check	483.69
Total	MAP AUTOMOTIVE OF CHICAGO:					483.69
MASTER AUTO SUPPLY / MONARCH						

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/17/2025 - 10/17/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
MASTER AUTO SUPPLY / MONARCH 15030-157568	MASTER AUTO SUPPLY	01-26-023-72540 11.39	VULCANIZING CEMENT	2088	Paper Check	11.39
Total MASTER AUTO SUPPLY / MONARCH:						11.39
MCDONALD'S						
080125	MCDONALD'S	01-17-220-72230 295.76	PRISONER MEALS - AUGUST 2025 2089		Paper Check	295.76
090125	MCDONALD'S	01-17-220-72230 360.77	PRISONER MEALS - SEPTEMBER 2 2089		Paper Check	360.77
Total MCDONALD'S:						656.53
MENARDS						
79812	MENARDS	01-17-220-73600 14.99	ACCT# 30860456 - 10' STAND R 2057		Paper Check	14.99
83016	MENARDS	01-26-025-72520 176.17	ACCT# 30860257 - MEDIUM FILE 2090		Paper Check	176.17
83123	MENARDS	64-00-000-72525 6.58	ACCT# 30860257 - 1/4 SS HEX 2090		Paper Check	6.58
82708	MENARDS	60-00-000-73610 98.15	ACCT# 30860257 - CLASS 3 SAF 2090		Paper Check	166.92
		63-00-000-73610 18.69				
		64-00-000-73610 50.08				
83089	MENARDS	60-00-000-73410 13.85	ACCT# 30860257 - 100' STEEL 2090		Paper Check	21.99
		63-00-000-73410 1.54				
		64-00-000-73410 6.60				
82784	MENARDS	01-26-025-72520 23.58	ACCT# 30860257 - 2X4 8' PREM 2090		Paper Check	23.58
83260	MENARDS	01-26-025-74110 161.94	ACCT# 30860257 - FOLDING VIN 2090		Paper Check	161.94
83116	MENARDS	01-26-025-72520 525.52	ACCT# 30860257 - WALL PK CCT 2090		Paper Check	525.52
83307	MENARDS	01-26-025-73680 23.92	ACCT# 30806257 - PREMIUM TOP 2090		Paper Check	23.92
83304	MENARDS	01-26-025-73410 153.53	ACCT# 30860257 - 25' HDMI CA 2090		Paper Check	153.53
Total MENARDS:						1,275.14
MOSCA DESIGN INC						
44246	MOSCA DESIGN INC	01-35-000-73112 2,462.70	FBT - 4 18" CHINA RED OUTDUR 2091		Paper Check	2,462.70
44217	MOSCA DESIGN INC	01-35-000-73112 743.85	100MM ORNAMENT SONIC RED - T 2091		Paper Check	743.85
Total MOSCA DESIGN INC:						3,206.55
NICOR						
12213610004 092925	NICOR	01-26-025-72511 199.99	ACCT#12213610004 METER 50313 2092		Paper Check	199.99
Total NICOR:						199.99

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/17/2025 - 10/17/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
PARK ACE HARDWARE						
76195/1	PARK ACE HARDWARE	01-26-025-72520 1.99	CUST# 89143 - FIBERGLASS SCR 2093		Paper Check	1.99
76218/1	PARK ACE HARDWARE	01-26-023-73870 9.59	CUST# 891432 - STORAGE TOTE 2093		Paper Check	9.59
76220/1	PARK ACE HARDWARE	01-26-025-73680 95.99	CUST# 89143 - RAPID GRASS SU 2093		Paper Check	95.99
76217/1	PARK ACE HARDWARE	01-26-025-73840 13.59	CUST# 89143 - HAMMR DRL BIT 2093		Paper Check	13.59
Total PARK ACE HARDWARE:						121.16
PRAIRIE STATE COLLEGE						
6316	PRAIRIE STATE COLLEGE	01-19-000-72145 1,353.18	STUDENT ID #509263 & #509218 2094		Paper Check	1,353.18
Total PRAIRIE STATE COLLEGE:						1,353.18
REVERE CONSULTING COMPANY INC						
11369457	REVERE CONSULTING COMPANY INC	71-00-000-75816-0457 16,000.00	EV CHARGING SOLUTIONS - HARM 2095		Paper Check	16,000.00
Total REVERE CONSULTING COMPANY INC:						16,000.00
RIVERA, SADY						
100825	RIVERA, SADY G	01-15-000-72170 152.88	REIM: MILEAGE TO IAPPO FALL 2096		Paper Check	152.88
Total RIVERA, SADY:						152.88
SAFETY KLEEN SYSTEMS, INC.						
98150777	SAFETY KLEEN SYSTEMS, INC.	60-00-000-72540 32.30 63-00-000-72540 10.77 64-00-000-72540 18.45 01-26-023-72540 61.52 01-26-025-72540 30.75	DRUM, OIL FILTER WASTE, 16G 2097		Paper Check	153.79
Total SAFETY KLEEN SYSTEMS, INC.:						153.79
SENTINEL SECURITY PLLC						
2232	SENTINEL SECURITY PLLC	01-75-206-72923-0070 1,722.00	SECURITY DETAIL FOR 9/13/25 2098		Paper Check	1,722.00
Total SENTINEL SECURITY PLLC:						1,722.00
SEWER ASSESSMENT SERVICES, LLC						
101025	SEWER ASSESSMENT SERVICES, LLC	64-00-000-73800 51,293.97	SMOKE TESTING 2099		Paper Check	51,293.97
Total SEWER ASSESSMENT SERVICES, LLC:						51,293.97
SIGNATURE SYSTEMS GROUP LLC						
PSI056304	SIGNATURE SYSTEMS GROUP LLC	75-00-000-72742 100,110.00	SUBSURFACE MATERIAL FOR ICE 2100		Paper Check	100,110.00
PSI056303	SIGNATURE SYSTEMS GROUP LLC	75-00-000-72742 137,500.00	SUBSURFACE MATERIAL FOR ICE 2100		Paper Check	137,500.00
Total SIGNATURE SYSTEMS GROUP LLC:						237,610.00

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/17/2025 - 10/17/2025

POSTED PAID

BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check SOUND SONIC INC 110325	SOUND SONIC INC	01-41-056-72954 190.00	BINGO ANNOUNCER - NOVEMBER 3 2101		Paper Check	190.00
Total SOUND SONIC INC:						190.00
SUTTON FORD INC./FLEET SALES 643687	SUTTON FORD INC./FLEET SALES	01-17-220-72540 131.78	INSULATOR ASSY - POLICE CS04 2102		Paper Check	131.78
91825	SUTTON FORD INC./FLEET SALES	30-00-000-74220 48,905.00	2025 FORD EXPLORER POLICE SQ 2102		Paper Check	48,905.00
100625	SUTTON FORD INC./FLEET SALES	09-00-000-74220 31,281.00 30-00-000-74220 16,716.00 30-00-000-74220 239,985.00	SQUAD CAR - REPLACEMENTS - T 2102		Paper Check	287,982.00
Total SUTTON FORD INC./FLEET SALES:						337,018.78
THEODORE POLYGRAPH SERVICE 9090	THEODORE POLYGRAPH SERVICE	01-41-040-72846 1,000.00	PRE-EMPLOYMENT TESTING FOR P 2103		Paper Check	1,000.00
Total THEODORE POLYGRAPH SERVICE:						1,000.00
THOMSON REUTERS-WEST PYMNT CTR 852471061	THOMSON REUTERS-WEST PYMNT CTR	01-17-225-72852 287.37	CLEAR LAW ENFORCEMENT PLUS 2104		Paper Check	287.37
Total THOMSON REUTERS-WEST PYMNT CTR:						287.37
TM TIRE CO INC 169982	TM TIRE CO INC	01-26-023-73560 621.04	LT245/75R FIRESTONE TRANSFOR 2105		Paper Check	621.04
Total TM TIRE CO INC:						621.04
TRANS UNION 09500180	TRANS UNION	01-17-225-72852 95.00	BASIC SERVICE CUST#0600V000 2106		Paper Check	95.00
Total TRANS UNION:						95.00
ULINE, INC 198363474	ULINE, INC	01-75-206-73580 72.00 60-00-000-73410 99.86 63-00-000-73410 11.10 64-00-000-73410 47.55 01-26-023-73410 158.51 01-26-025-73410 79.26	ANTIBACTERIAL FOAM SOAP, GAM 2107		Paper Check	468.28
Total ULINE, INC:						468.28
VILLAGE OF TINLEY PARK 011425	VILLAGE OF TINLEY PARK	10-00-000-72790 2,000.00	REPLENISH INVESTIGATION FUND 2108		Paper Check	2,000.00

VOTP VOUCHER REPORT FOR VILLAGE OF TINLEY PARK

EXP CHECK RUN DATES 10/17/2025 - 10/17/2025

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BANK ACCOUNTS: 53CNT - 5/3 - CENTRAL DISBURSEMENTS

Invoice Number	Vendor Name	Distributions\Amounts	Description	Paid By Check Number	Pay By Check Type	Inv Amt
Paper Check						
VILLAGE OF TINLEY PARK						
Total VILLAGE OF TINLEY PARK:						2,000.00
VINCENT, DAVID M. (UKELITIS)						
101725	VINCENT, DAVID M.	01-75-206-72923-0473 500.00	BAND PERFORMANCE AT HARMONY	2109	Paper Check	500.00
Total VINCENT, DAVID M. (UKELITIS):						500.00
WEX BANK						
107995619	WEX BANK	01-17-205-73530 9.25	FUEL PURCHASES 9/16-10/15/25	2110	Paper Check	9.25
Total WEX BANK:						9.25
Total Paper Check:						727,853.70
Report Total:						3,544,017.81



Interoffice Memo

Date: October 7, 2025

To: Committee of the Whole

From: Michael Coleman, Interim Community Development Director

Subject: 17201 Ridgeland Ave.: Zoning Lot Consolidation Agreement Vazquez Group LLC

Vazquez Group LLC (“Petitioner”) recently purchased the property at 17201 Ridgeland Avenue to expand their operations for Integrity Wall, a residential housing wall panel assembly line manufacturing facility and office area. The property is indicated as three parcels and listed with the County as two PINs (28-29-300-028-0000 and 28-29-300-035-0000). Village Staff initially requested the Petitioner pursue a Plat of Consolidation to convert the property into one lot, thus one parcel and PIN which prevents sell-off of multiple parcels/PINs.



At the zoning pre-application meeting earlier this year, The Petitioner and their property tax attorney requested an alternative solution for tax related reasons as they were purchasing the property. Village Legal Counsel suggested and drafted a recorded agreement between the Petitioner and the Village, titled “Zoning Lot Consolidation Agreement”. This agreement will be recorded with the County, and will run with the land. This agreement will prohibit the separate sale of the parcels/PINs, with the procedural protection to the Village by requiring Village Board approval to execute, amend, or release the agreement’s restrictions. This form of agreement carries more enforcement and securing of obligations to the Village rather than a deed restriction covenant.

The Petitioner is currently pursuing zoning entitlement for Special Use Permits for *Building Material Sales/Storage & Millwork* and *Level 2 Open Storage*, with a Plan Commission Public Hearing October 2nd, 2025, and Village Board consideration tentatively schedule for October 21st, 2025. Village Legal Counsel has supplied a recommended condition to the Special Use Permits requiring the agreement as the following: “*Approval of the Special Use Permit shall be conditioned upon execution and recording of a Zoning Lot Consolidation Agreement, in a form approved by the Village Attorney and Village Board, requiring that the subject parcels be treated as a single zoning lot and prohibiting separate conveyance without Village approval.*”.

The Petitioner requests the Village Board approve the proposed Zoning Lot Consolidation Agreement. The draft agreement and submitted plat of survey are attached.

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

**RESOLUTION
NO. 2025-R-129**

**A RESOLUTION APPROVING A ZONING LOT CONSOLIDATION
AGREEMENT FOR PROPERTY LOCATED AT 17201 RIDGELAND AVENUE**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

RESOLUTION NO. 2025-R-129

**A RESOLUTION APPROVING A ZONING LOT CONSOLIDATION
AGREEMENT FOR PROPERTY LOCATED AT 17201 RIDGELAND AVENUE**

WHEREAS, the Village of Tinley Park, located in Cook and Will Counties, Illinois (the “Village”), is a duly organized and existing municipal corporation and a home rule municipality pursuant to Article VII, Section 6, of the Illinois Constitution of 1970, and, as such, possesses the authority to exercise any power and perform any function pertaining to its government and affairs, including matters relating to land use, zoning and the execution of agreements related thereto; and

WHEREAS, Vazquez Group, LLC, an Illinois limited liability company (the “Owner”), is the legal titleholder of certain real property commonly known as 17201 Ridgeland Avenue, Tinley Park, Illinois, which consists of multiple contiguous parcels more fully described in the Zoning Lot Consolidation Agreement (the “Agreement”), attached hereto as **Exhibit A** (the “Subject Property”); and

WHEREAS, the Owner has applied for zoning relief in the form of a Special Use Permit for the Subject Property to allow for building material sales, storage, millwork and temporary outdoor storage; and

WHEREAS, the President and the Board of Trustees of the Village (collectively, the “Corporate Authorities”) have determined that, in lieu of requiring the Owner to submit a plat of consolidation, the Owner may execute and record the Agreement with the Village to legally unify the parcels comprising the Subject Property and restrict their separate conveyance, use or development, consistent with the requirements of the Tinley Park Zoning Ordinance and the terms of the Special Use Permit; and

WHEREAS, the Corporate Authorities find that approving and entering into the Agreement is in the best interest of the Village and necessary to ensure coordinated development and enforceable zoning conditions for the Subject Property;

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, as follows:

Section 1. Incorporation of Preambles. The Corporate Authorities of the Village of Tinley Park hereby find that all the recitals contained in the preambles to this Resolution are full, true and correct and do hereby incorporate them into this Resolution by reference as if fully set forth herein.

Section 2. Approval of Agreement. The Village Board hereby finds that it is in the best interests of the Village and its residents that the Agreement with Vazquez Group, LLC, relating to the Subject Property, be approved. The Agreement shall be substantially in the form attached hereto and made a part hereof as **Exhibit A**, with such changes as may be approved by the Village Attorney.

Section 3. Authorization to Execute and Implement. The Village President and Village Clerk are hereby authorized and directed to execute and attest to, respectively, the Agreement on behalf of the Village, and to take all other actions necessary or appropriate to carry out the intent of this Resolution and the

Agreement, including causing it to be recorded with the Cook County Recorder of Deeds at the Owner's expense.

Section 4. Severability. If any section, paragraph, clause or provision of this Resolution is held to be invalid, illegal or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of this Resolution. The invalid, illegal or unconstitutional portion shall be deemed severed from the Resolution, and the remaining portions shall continue in effect as if the invalid portion had not been included.

Section 5. Effective Date. This Resolution shall take effect after its passage and approval.

ADOPTED this 21st day of October 2025 by a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 21st day of October 2025.

ATTEST:

Village President

Village Clerk

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2025-R-129, “**A RESOLUTION APPROVING A ZONING LOT CONSOLIDATION AGREEMENT BETWEEN THE VILLAGE OF TINLEY PARK AND VAZQUEZ GROUP, LLC,**” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October 2025.

VILLAGE CLERK

THIS INSTRUMENT WAS PREPARED BY:

Vlado Vranjes
Del Galdo Law Group, LLC
1441 S. Harlem Ave.
Berwyn, Illinois 60402
(t) 708-222-7000
(e) vranjes@dlglawgroup.com

**AFTER RECORDING, THIS INSTRUMENT
SHOULD BE RETURNED TO:**

Vlado Vranjes, Esq.
Del Galdo Law Group, LLC
1441 S. Harlem Ave.
Berwyn, Illinois 60402

PROPERTY ADDRESS:

17201 Ridgeland Avenue
Tinley Park, Illinois

PROPERTY INDEX NO(S):

28-29-300-028-0000
28-29-300-035-0000

ZONING LOT CONSOLIDATION AGREEMENT

Village of Tinley Park – 17201 Ridgeland Avenue

This Zoning Lot Consolidation Agreement (the “**Agreement**”) is made and entered into this ___ day of _____, 20___ by and between **VAZQUEZ GROUP, LLC**, an Illinois limited liability company, having an address at 15657 S. 70th Court, Orland Park, Illinois 60462-5107 (the “**Owner**”), and the **Village of Tinley Park**, an Illinois municipal corporation, with its principal office at 16250 S. Oak Park Avenue, Tinley Park, Illinois 60477 (the “**Village**”).

Recitals

A. The Owner holds legal title to the real property legally described in Exhibit A attached hereto (the “**Property**”), which consists of multiple contiguous parcels located within the corporate limits of the Village.

B. The Owner is seeking zoning and/or development approvals to use the Property as a unified site for the manufacture of wall panel sections for affordable housing market.

C. The Village has determined that, in lieu of requiring a plat of consolidation, the Property may be treated as a single zoning lot under applicable ordinances subject to the terms of this Agreement.

D. The Owner has agreed to restrict the Property as provided herein, and the Village has agreed to accept this Agreement, subject to approval by the Village Board of Trustees.

1. Designation as Zoning Lot. The Property shall be treated as a single zoning lot under the Village's Zoning Ordinance and applicable development regulations. The Property shall be developed, used, and maintained as a unified site, and no parcel shall be developed separately from the other parcels comprising the Property.

2. Restriction on Separate Conveyance. No individual parcel comprising the Property may be conveyed, transferred, or otherwise sold separately from the other parcels without the prior written approval of the Village of Tinley Park, acting by and through its Village Board of Trustees.

3. Covenant Running with the Land. This Agreement and all covenants and restrictions contained herein shall run with the land and shall be binding upon the Owner and all successors, assigns, grantees, and lessees of any portion of the Property. This Agreement shall remain in full force and effect unless and until amended or terminated in accordance with its terms.

4. Recording. The Owner shall cause this Agreement to be recorded with the Cook County Recorder of Deeds following execution by all parties and approval by the Village Board of Trustees. All recording fees shall be borne by the Owner.

5. Enforcement. This Agreement may be enforced by the Village of Tinley Park through any legal or equitable means, including injunctive relief. Failure by the Village to enforce any provision shall not constitute a waiver of its rights.

**VILLAGE: VILLAGE OF TINLEY
PARK, an Illinois home rule
municipal corporation**

Attest: By: _____
Name: _____
By: _____ Title: _____
Village Clerk

STATE OF ILLINOIS)
) SS.
COUNTIES OF COOK AND WILL)

I, the undersigned, a Notary Public in and for said Counties and State, do hereby certify that Michael W. Gotz and Nancy M. O'Connor, personally known to me to be the Village President and Village Clerk, respectively, of the Village of Tinley Park, and personally known to me to be the same persons whose names are subscribed to the foregoing Zoning Lot Consolidation Agreement, appeared before me this day in person and severally acknowledged that as such Village President and Village Clerk, they signed and delivered the said Agreement pursuant to the authority given them by the Corporate Authorities of the Village of Tinley Park, as the free and voluntary act of said Village for the uses and purposes therein set forth.

Given under my hand and notarial seal this ____ day of _____, 2025.

Notary Public

EXHIBIT A

Legal Description

PINs: 28-29-300-028-0000 and 28-29-300-035-0000

Addresses: 17201 Ridgeland Avenue; Tinley Park, Illinois 60477

PARCEL 1:

A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FEET WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILWAY COMPANY) WITH THE EAST LINE OF RIDGELAND AVENUE (SAID EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST QUARTER); THENCE SOUTH ALONG THE EAST LINE OF RIDGELAND AVENUE A DISTANCE OF 240 FEET; THENCE EAST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET; THENCE NORTH IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 433 FEET TO A POINT IN THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE; THENCE SOUTHWESTERLY ALONG THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE AND MAKING AN ANGLE 61 DEGREES 29 MINUTES 50 SECONDS WITH THE LAST DESCRIBED COURSE (AS MEASURED FROM SOUTH TO WEST) A DISTANCE OF 392.58 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

EXCEPTING THEREFROM THAT PART CONVEYED TO THE PEOPLE OF THE STATE OF ILLINOIS, DEPARTMENT OF TRANSPORTATION BY WARRANTY DEED RECORDED MAY 28, 2021 AS DOCUMENT 2114841051, DESCRIBED AS FOLLOWS:

THAT PART OF A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, BEARINGS AND DISTANCES BASED ON THE ILLINOIS STATE PLANE COORDINATE SYSTEM EAST ZONE, DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FEET WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILWAY COMPANY) WITH THE EAST LINE OF RIDGELAND AVENUE (SAID-EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST QUARTER); THENCE NORTH 59 DEGREES 41 MINUTES, 01 SECONDS EAST ALONG THE SOUTHEASTERLY LINE OF SAID SOUTH OAK FOREST AVENUE A DISTANCE OF 13.50 FEET; THENCE SOUTH 28 DEGREES 56 MINUTES 34 SECONDS WEST, 23.21 FEET TO THE EAST LINE OF SAID RIDGELAND AVENUE; THENCE NORTH 01 DEGREES 47 MINUTES 53 SECONDS WEST, ALONG SAID EAST LINE OF RIDGELAND AVENUE, 13.50 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

SAID PARCEL CONTAINING 0.002 ACRES MORE OR LESS OR 80 SQUARE FEET MORE OR LESS.

PARCEL 2:

A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 240 FEET ALONG THE EAST LINE OF RIDGELAND AVENUE SOUTH FROM THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FOOT WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILROAD COMPANY) WITH THE EAST LINE OF RIDGELAND

AVENUE (SAID EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST QUARTER), THENCE SOUTH ALONG THE EAST LINE OF RIDGELAND AVENUE, A DISTANCE OF 58 FEET, THENCE EAST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET; THENCE NORTH IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 58 FEET; THENCE WEST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET, TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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Legend of Symbols & Abbreviations

	Power Pole		Traffic Signal	N.	North
	Light Pole		Sign	S.	South
	Transformer		Flag Pole	E.	East
	Utility Pedestal		Satellite Dish	W.	West
	Gas Valve		Telephone	.	Degrees
	Water Valve		Bollard	..	Feet or Minutes
	B-Box		Auto Sprinkler	..	Inches or Seconds
	Manhole		Flared End Section	Sq.	Square
	Catch Basin		Stone Wall	Ft.	Feet
	Fire Hydrant		Chain Link Fence	Vol.	Volume
	Electric Meter		Stockade Fence	Pg.	Page
	Gas Meter		Guard Rail	Calc.	Calculated
	Clean Out		Soil Boring Location	Rec.	Record
	ST		Survey Bearing	Meas.	Measured
	SAN		Traffic Signal	ROW	Right of Way
	Parking Stop		Buried Utilities	CL	Centerline
			Telephone	OHW	Overhead Wire
			Gas		Monitoring Well Location
			Electric		

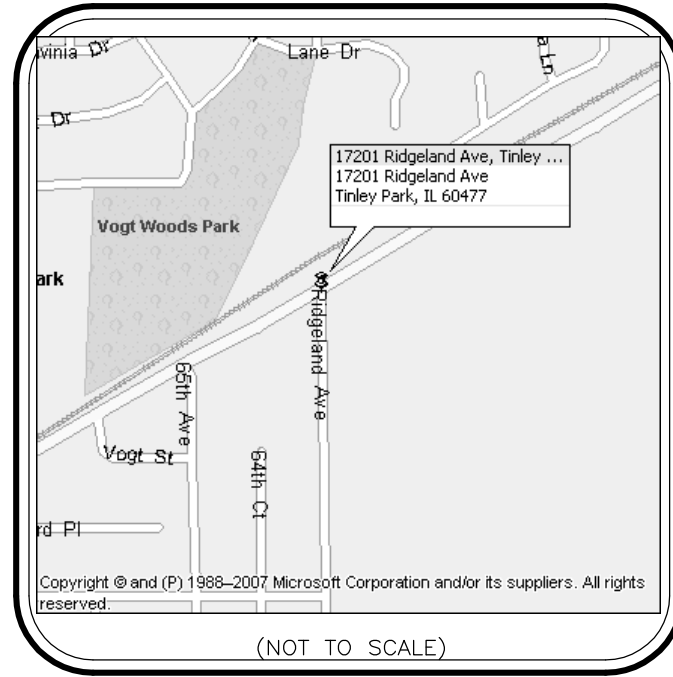
Utility Notes

UN1 The location of Utilities shown hereon are from observed evidence of above ground appurtenances only. The surveyor was not provided with underground plans to determine the location of any subterranean uses.

Statement of Encroachments

NONE WERE OBSERVED.

Vicinity Map



Items Corresponding to Schedule B

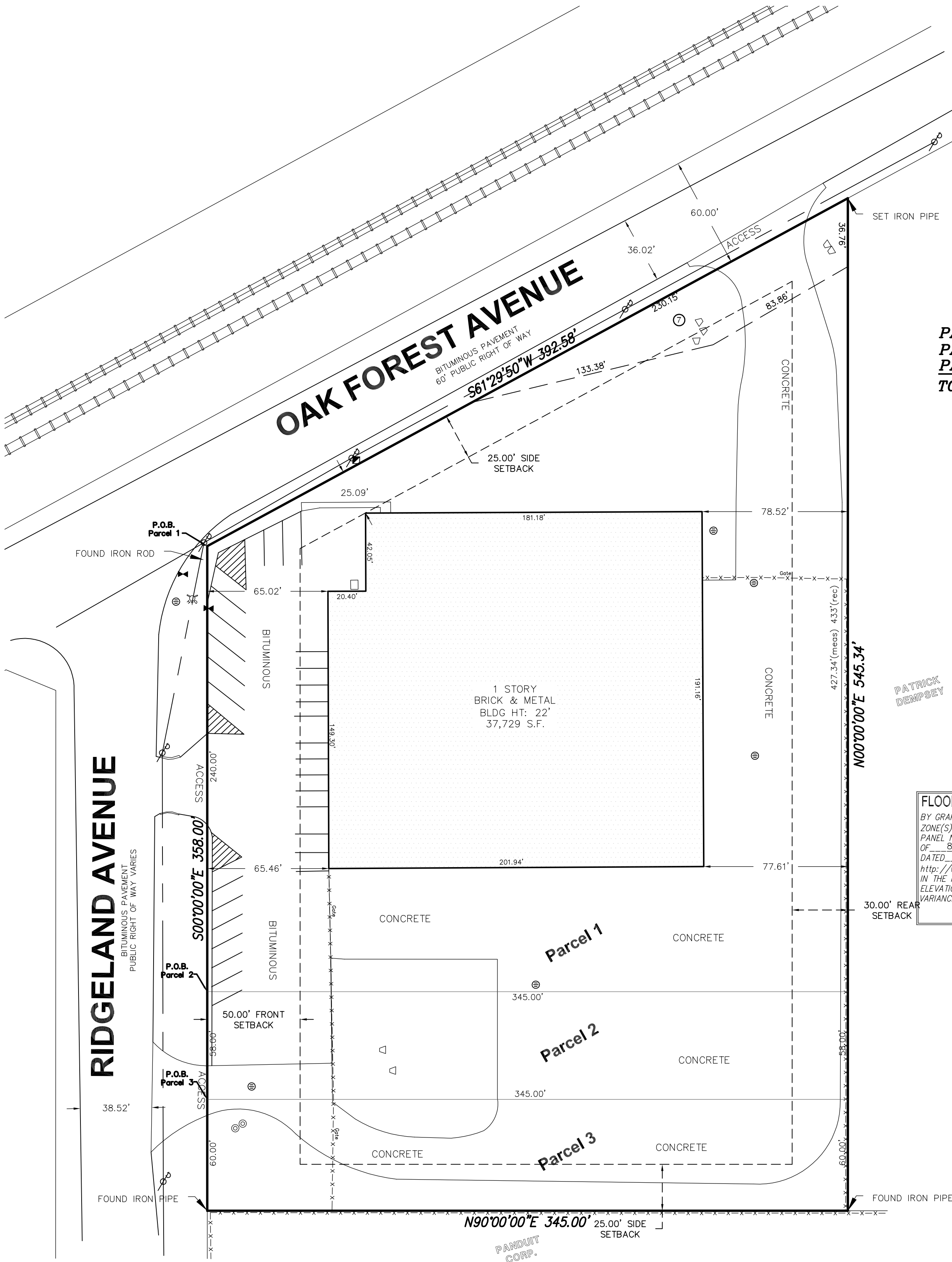
Easement recorded January 10, 2007 as document 0701035293 in favor of the Cook County Highway Department, a permanent storm water and drainage easement to maintain and repair culverts and storm water ditching. Item does apply and is plotted.

Miscellaneous Notes

- MN1 ALL FIELD MEASUREMENTS MATCH RECORD DIMENSIONS WITHIN THE PRECISION REQUIREMENTS OF ALTA/ACSM SPECIFICATIONS.
- MN2 ALL STREETS SHOWN ARE PUBLIC RIGHT OF WAY, UNLESS OTHERWISE NOTED.
- MN3 ASSUMED BEARING: THE EAST RIGHT OF WAY LINE OF RIDGELAND AVENUE TO BE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST.
- MN4 AT THE TIME OF THIS SURVEY THERE IS NO VISIBLE EVIDENCE OF A CEMETERY.
- MN5 AT THE TIME OF THIS SURVEY, THE ADDRESS WAS POSTED AS 17201 RIDGELAND AVENUE.
- MN6 THE SUBJECT PROPERTY HAS ACCESS TO AND FROM WEST RIDGELAND AVENUE AND OAK FOREST AVENUE WHICH ARE GOVERNED BY THE VILLAGE OF TINLEY PARK.
- MN7 IN REGARDS TO TABLE "A" ITEM 16, AT THE TIME OF THIS SURVEY, THERE WAS NO VISIBLE EVIDENCE OF EARTH MOVING OR CONSTRUCTION.
- MN8 IN REGARDS TO TABLE "A" ITEM 17, AT THE TIME OF THIS SURVEY, THERE WAS NO EVIDENCE OF CHANGES IN STREET RIGHT OF WAY(S) EITHER COMPLETED OR PROPOSED.
- MN9 IN REGARDS TO TABLE "A" ITEM 18, AT THE TIME OF THE SURVEY, THERE WERE NO OBSERVABLE EVIDENCE OF SITE USE AS A SOLID WASTE DUMP, SUMP OR SANITARY LANDFILL.

Zoning Information

ITEM	REQUIRED	OBSERVED	SOURCE INFORMATION	BUILDING AND ZONING DEPARTMENT
PERMITTED USE	ORI	NOW VACANT	ADDRESS	Village of Tinley Park
MINIMUM LOT AREA	40,000 S.F.	155,826 S.F.	DATE CONDUCTED	1/5/2011
MINIMUM LOT WIDTH	150'	358.00'	PHONE NUMBER	708-358-5425
MAX F.A.R.	1.5	-	EMAIL ADDRESS	
MAX BUILDING COVERAGE	-	-		
MINIMUM SETBACKS FRONT	50'	SEE PLAT	NOTES: THE SUBJECT PROPERTY IS ZONED "ORI" OFFICE AND RESTRICTED INDUSTRIAL BECAUSE THERE MAY BE A NEED FOR INTERPRETATION OF THE APPLICABLE ZONING CODES, WE REFER YOU TO THE VILLAGE OF TINLEY PARK AND THE APPLICABLE ZONING CODES.	
MINIMUM SETBACKS SIDE	50' CORNER	SEE PLAT		
MINIMUM SETBACKS REAR	30'	SEE PLAT		
MAX. BUILDING HEIGHT	65'	22'		
PARKING REGULAR	USE DEPENDANT	28		
PARKING HANDICAP	USE DEPENDANT	0		
PARKING TOTAL	USE DEPENDANT	28		



PARCEL 1: 115,116.39 SF± OR 2.64 ACRES±
PARCEL 2: 20,010.00 SF± OR 0.46 ACRES±
PARCEL 3: 20,700.00 SF± OR 0.48 ACRES±
TOTAL: 155,826.39 SF± OR 3.58 ACRES±

FLOOD NOTE:
BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE(S) X OF THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL No. 17031C07091, WHICH BEARS AN EFFECTIVE DATE OF 8/19/2008 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA, BY CONTACT DATED 1/5/2011 TO THE NATIONAL FLOOD INSURANCE PROGRAM. <http://www.fema.gov/> WE HAVE LEARNED THIS COMMUNITY DOES CURRENTLY PARTICIPATE IN THE PROGRAM. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE AND AN ELEVATION CERTIFICATE MAY BE NEEDED TO VERIFY THIS DETERMINATION OR APPLY FOR A VARIANCE FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

SCALE : 1" = 40'

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Legal Description

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ABOVE LEGAL DESCRIPTION IS THE PROPERTY DESCRIPTION IN FIRST AMERICAN TITLE INSURANCE COMPANY COMMITMENT NUMBER NCS-462593-32-MAP, BEARING AN EFFECTIVE DATE OF DECEMBER 6, 2010.

ALTA/ACSM Land Title Survey

Hendricks US Bank

B&C Project No. 201002048, 017

Tinley Park

17201 Ridgeland Avenue, Tinley Park, IL 60477

Surveyor's Certification

To: Hendricks Commercial Properties, LLC and it's affiliates; US Bank National Association; First American Title Insurance Company; TCF National Bank and Bock & Clark Corporation.

The undersigned certifies that to the best of his professional knowledge, information and belief, this map or plat and the Survey on which it is based were made on the date shown below of the premises specifically described in First American Title Insurance Company Commitment No. NCS-462593-32-MAP, dated December 6, 2010, and were made: (i) in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA, ACSM and NSPS in 2005; (ii) in accordance with the "AGREEMENT and Survey Requirements for Hendricks US Bank Surveys dated November 30, 2010", and includes Items 2, 3, 4, 6, 7(c), 7(b)(1), 7(c), 8, 9, 10, 11(a), 13, 16, 17, and 18 of Table A specifically defined therein, (iii) Utilities (water, gas, electric, telephone and sewer) are available and service the Property and all utility lines enter the Property through adjoining public streets or through appurtenant easements which are shown on the Survey, (iv) Pursuant to the Accuracy Standards as adopted by ALTA and NSPS and in effect on the date of this certification, undersigned further certifies that in my professional opinion, as a land surveyor registered in the State of Illinois, the Relative Positional Accuracy of this survey does not exceed that which is specified therein.



James L. Harpole
Illinois Professional Land Surveyor No. 3190
In the State of Illinois, Expires 11-30-2012

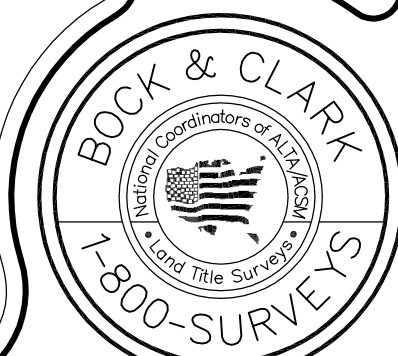
Date of Survey	January 9, 2011
Revision	January 11, 2011
Revision	February 17, 2011
Revision	
Revision	

Survey Performed By:
JLH Land Surveying Inc.
7222 Courtwright Drive
Plainfield, IL 60586
Phone: 815-669-3791
www.jlhsurvey.com

Network Project No. 201002048,017

Page 1 of 1

Bock & Clark's National Surveyors Network
National Coordinators of ALTA/ACSM Land Title Surveys
537 North Cleveland-Massillon Road Akron, Ohio 44333
Phone: (800) Surveys, Fax: (330) 666-3608 www.1800surveys.com



THE VILLAGE OF TINLEY PARK

**Cook County, Illinois
Will County, Illinois**

ORDINANCE NO. 2025-O-035

**AN ORDINANCE GRANTING SPECIAL USE PERMITS FOR BUILDING MATERIAL
SALES/STORAGE & MILLWORK AND FOR OPEN STORAGE – LEVEL 2 AT 17201
RIDGELAND AVENUE (TORO CONSTRUCTION / VAZQUEZ GROUP LLC D/B/A
INTEGRITY WALL INC.)**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O’CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2025-O-035

**AN ORDINANCE GRANTING SPECIAL USE PERMITS FOR BUILDING MATERIAL
SALES/STORAGE & MILLWORK AND FOR OPEN STORAGE – LEVEL 2 AT 17201
RIDGELAND AVENUE (TORO CONSTRUCTION / VAZQUEZ GROUP LLC D/B/A
INTEGRITY WALL INC.)**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, a petition for the granting of Special Use Permits for *Building Material Sales/Storage & Millwork* and for *Open Storage – Level 2* at 17201 Ridgeland Avenue, Tinley Park (“Subject Property”) has been filed by Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc. (“Petitioner”) with the Village Clerk of this Village and has been referred to the Plan Commission of the Village and has been processed in accordance with the Tinley Park Zoning Ordinance; and

WHEREAS, said Plan Commission held a public hearing on the question of whether the Special Uses should be granted on October 2, 2025, at the Village Hall of this Village of Tinley Park (“Village”), at which time all persons were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said public hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said public hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, on October 21, 2025, the Village Board approved Resolution No. 2025-R-129, entering a Zoning Lot Consolidation Agreement with Vazquez Group LLC to legally unify the Subject Property and restrict separate conveyance of each parcel, to be executed and recorded; and

WHEREAS, the Plan Commission voted 7-0 and has filed its report of findings and recommendations that the Special Uses be approved with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Special Uses; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as findings of facts as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioner has provided evidence establishing that they have met the standards for granting the Special Use Permits as set forth in Section X.J.5. of the Zoning Ordinance, and the proposed granting of the Special Use Permits as set forth herein is in the public good and in the best interest of the Village and its residents and is consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance

X.J.5. Standards: No Special Use shall be recommended by the Plan Commission unless said Commission shall find:

- a. That the establishment, maintenance, or operation of the Special Use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare;
 - *The proposed use will occupy a vacant property with daytime operations consisting of a manufacturing use consistent with ORI Office Restricted Industrial zoning classification.*
- b. That the Special Use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood;
 - *The proposed operations are comparable with the previous use of the property, and will conform with the Zoning Code's Performance Standards regulations. Operations will be daytime 7am-4pm. The fully-screened open storage area will be used for short-term storage of materials and will be setback from adjoining properties.*
- c. That the establishment of the Special Use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;
 - *The proposed used repurposes a long-vacant building and is compatible with contemplated uses in the ORI Office Restricted Industrial zoning classification. The fully-screened open storage area will be used for short-term storage of materials and will be setback from adjoining properties.*
- d. That adequate utilities, access roads, drainage, and/or other necessary facilities have been or are being provided;
 - *The site was previously occupied by a use of similar intensity and has adequate utilities, access roads, and drainage while any other necessary facilities will be provided.*

- e. That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets; and
 - *The site was previously occupied by a use of similar intensity and the existing ingress and egress are already designed so as to minimize traffic congestion in the public streets. No changes are proposed to the existing curb cuts along Oak Forest Avenue and Ridgeland Avenue.*
- f. That the Special Use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the Village Board pursuant to the recommendation of the Plan Commission. The Village Board shall impose such conditions and restrictions upon the premises benefited by a Special Use Permit as may be necessary to ensure compliance with the above standards, to reduce or minimize the effect of such permit upon other properties in the neighborhood, and to better carry out the general intent of this Ordinance. Failure to comply with such conditions or restrictions shall constitute a violation of this Ordinance.
 - *All requirements will be met.*
- g. The extent to which the Special Use contributes directly or indirectly to the economic development of the community as a whole.
 - *The proposal will reactivate a vacant commercial. The proposal will increase tax revenues while creating 10-15 full-time union carpenter jobs and 5-8 administrative positions thereby directly contributing to the economic development of the community as a whole.*

SECTION 3: The Special Use Permits set forth herein below shall be applicable to the following described property:

LEGAL DESCRIPTION:

PARCEL 1: A PARCEL OF LAND IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FEET WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILWAY COMPANY) WITH THE EAST LINE OF RIDGELAND AVENUE (SAID EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST $\frac{1}{4}$); THENCE SOUTH ALONG THE EAST LINE OF RIDGELAND AVENUE A DISTANCE OF 240 FEET; THENCE EAST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET THENCE NORTH IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 433 FEET TO A POINT IN THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE AND MAKING AN ANGLE 61 DEGREES 29 MINUTES 50 SECONDS

WITH THE LAST DESCRIBED COURSE (AS MEASURED FROM SOUTH TO WEST) A DISTANCE OF 392.58 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: A PARCEL OF LAND IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 240 FEET ALONG THE EAST LINE OF RIDGELAND AVENUE SOUTH FROM THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FOOT WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILROAD COMPANY) WITH THE EAST LINE OF RIDGELAND AVENUE (SAID EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST $\frac{1}{4}$), THENCE SOUTH ALONG THE EAST LINE OF RIDGELAND AVENUE, A DISTANCE OF 58 FEET, THENCE EAST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET; THENCE NORTH IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 58 FEET; THENCE WEST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET, TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 3: A PARCEL OF LAND IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 298 FEET ALONG THE EAST LINE OF RIDGELAND AVENUE SOUTH FROM THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FOOT WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILROAD COMPANY) WITH THE EAST LINE OF RIDGELAND AVENUE (SAID EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE EAST LINE OF SAID SOUTHWEST $\frac{1}{4}$); THENCE SOUTH ALONG THE EAST LINE OF RIDGELAND AVENUE, A DISTANCE OF 60 FEET; THENCE EAST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET; THENCE NORTH IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 60 FEET; THENCE WEST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED

COURSE A DISTANCE OF 345 FEET TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL IDENTIFICATION NUMBERS: 28-29-300-028-0000 and 28-29-300-035-0000

COMMONLY KNOWN AS: 17201 Ridgeland Avenue, Tinley Park, Illinois

PETITIONER: Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC (d/b/a Integrity Wall Inc.)

SECTION 4: That Special Use Permits for Building Material Sales/Storage & Millwork and for Open Storage – Level 2 at the Subject Property in the ORI (Office Restricted Industrial) Zoning District, is hereby granted to the Petitioner Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc., in accordance with the “List of Reviewed Plans” attached hereto as **Exhibit A**, subject to the following condition:

- 1. Approval of the Special Use Permits shall be conditioned upon execution and recording of a Zoning Lot Consolidation Agreement, in a form approved by the Village Attorney and Village Board, requiring that the subject parcels be treated as a single zoning lot and prohibiting separate conveyance without Village approval.*

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 21st day of October 2025.

AYES:

NAYS:

ABSENT:

APPROVED THIS 21st day of October 2025.

ATTEST:

VILLAGE PRESIDENT

VILLAGE CLERK

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2025-O-129, “AN ORDINANCE GRANTING SPECIAL USE PERMITS FOR BUILDING MATERIAL SALES/STORAGE & MILLWORK AND FOR OPEN STORAGE – LEVEL 2 AT 17201 RIDGELAND AVENUE (TORO CONSTRUCTION / VAZQUEZ GROUP LLC D/B/A INTEGRITY WALL INC.)” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October 2025.

VILLAGE CLERK

Exhibit A

Per the October 2, 2025 Plan Commission Public Hearing Staff Report

LIST OF REVIEWED PLANS

Submitted Sheet Name		Prepared By	Date On Sheet
	Planning & Zoning General Application and Addendums	Petitioner	6/28/2025
	Project Narrative	Petitioner	9/25/2025
	Plan Commission Presentation Brochure	Petitioner	9/26/2025
	Plat of Survey	JLH Land Surveying Inc.	2/17/2011
	Site Improvement Plans	Studio Arq	9/26/2025

Petitioner

Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC d/b/a Integrity Wall Inc.

Property Location

17201 Ridgeland Avenue

PIN

28-29-300-028-0000
28-29-300-035-0000

Zoning

ORI (Office Restricted Industrial) Zoning

Approvals Sought

Special Use Permit
Site Plan Approval

Project Planner

Lori Kosmatka, AICP
Senior Planner

PLAN COMMISSION STAFF REPORT

October 2, 2025 – Public Hearing

Integrity Wall Inc. (Toro Construction / Vazquez Group LLC): Special Use for Building Material Sales/Storage & Millwork, and Special Use for Open Storage – Level 2

17201 Ridgeland Avenue



EXECUTIVE SUMMARY

Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc., is proposing to make site improvements to operate a wall panel assembly line manufacturing facility at the existing building and property of 17201 Ridgeland Avenue in the ORI (Office Restricted & Industrial) Zoning District. The Petitioner is requesting a Special Use for *Building Material Sales/Storage & Millwork* and a Special Use for *Open Storage – Level 2*. Site Plan Architectural Approval is also requested.

Along with interior renovations, the petitioner proposes limited site plan improvements, the majority of which include fence and gate installation, parking stall adjustments, a new open storage area with trash enclosure, and cosmetic repainting of the existing painted building. The paved area, curb cuts, green space, building overhead doors, and building footprint will remain as existing. The Level 2 Open Storage area proposed is 9,516 sq. ft., which is approximately 6% of the site's 155,826 sq. ft. area, and includes proposed 8 foot privacy fencing to screen that area.

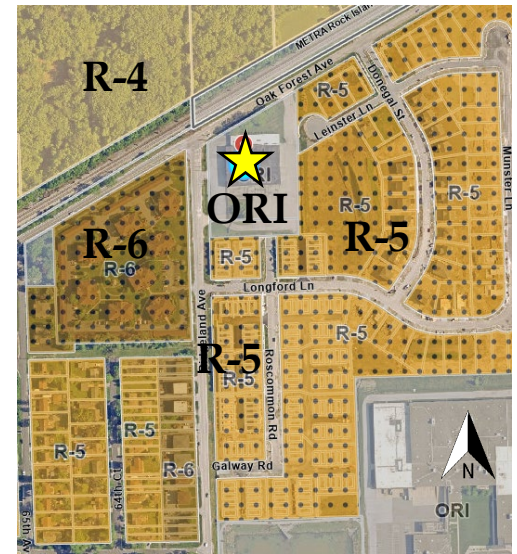
EXISTING SITE, HISTORY, ZONING & NEARBY LAND USES

The subject property is a 3.58-acre (155, 826.39 sq. ft.) property located at the southeast corner of Oak Forest Avenue and Ridgeland Avenue, comprised of three parcels and two county tax PINs. The property formerly operated as ABC Supply Company, a manufacturing facility providing exterior and interior building products (roofing, siding, etc.). The existing building on the property is currently vacant. It has curb cuts along Oak Forest Avenue and Ridgeland Avenue. The site contains a large amount of paved area for most of the south-central and east areas. Some green space exists to the north and west, with a narrow strip along the south perimeter, and a large internal rectangular area southwest of the building.

The area surrounding the subject property has been developed over the last couple years to the Oak Ridge residential subdivision by builder DR Horton. This consists of townhomes to the south and single family detached with a park area to the east. Prior to the Oak Ridge development, this surrounding area had the former Panduit headquarters building (since demolished) as well as vacant land. To the southeast of the former Panduit headquarters remains Panduit's innovation center and the Freedom Pond area.

Zoning: The subject property is in the **ORI Office Restricted Industrial zoning district**, which is defined by the Zoning Code as *"intended to provide land for medium to large office buildings, research activities, and nonobjectionable industrial activities which are attractively landscaped and designed to create a "park-like" setting. The low intensity and limiting restrictions are intended to provide for permitted uses which will be compatible with adjacent residential and commercial developments."* The table below indicates the surrounding zoning and land uses in the area. Note the adjacent residential uses to the east and south were previously zoned ORI when the Panduit headquarters existed there, prior to the Oak Ridge development approval in 2022.

Direction	Zoning	Land Use
North	R-4 (Single-Family Residential)	Vacant, Forested
East	R-5 (Low-Density Residential)	Residential (single family detached) and Park
South	R-5 (Low-Density Residential)	Residential (townhomes)
SE Beyond	ORI (Office Restricted Industrial)	Commercial – Panduit Innovation
West	R-6 (Medium-Density Residential)	Residential (multi-family condominiums)



Location Map & Zoning Map



Birdseye View per Petitioner



Google Streetviews (L) Looking southeast at corner of Ridgeland and Oak Forest; (R) Looking east at building west façade along Ridgeland

SPECIAL USE PERMIT APPROVAL

The Zoning Code specifies certain land uses as requiring a Special Use Permit. In the Office Restricted Industrial zoning district, *Building Material Sales/Storage & Millwork* requires a Special Use Permit. Additionally, *Open Storage – Level 2* requires a Special Use Permit.

The Zoning Code defines Open Storage as “the storage of any products, materials, vehicles, equipment, junk, or scrap outside the confines of an enclosed building”. Four levels increasing in intensity are defined. Specifically, Level 2 is defined as “The storage of goods, products, materials, or light equipment”.

PROPOSED USE

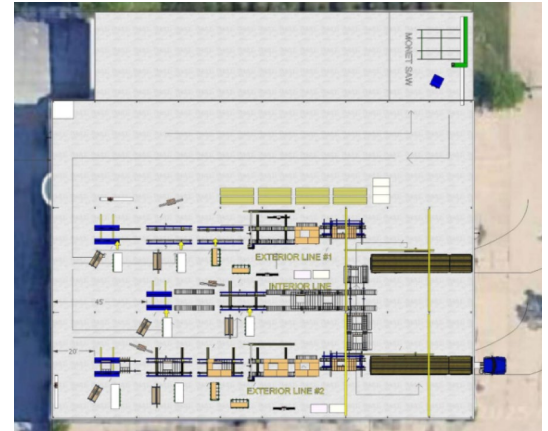
The Petitioner’s proposal will require a Special Use for *Building Material Sales/Storage & Millwork* and a Special Use for *Open Storage – Level 2* at 17201 Ridgeland Avenue in the ORI (Office Restricted & Industrial) Zoning District,

The Petitioner is proposing to operate an enclosed manufacturing assembly facility with an office area, renovating and reusing the existing building on site. Along with interior renovations, the petitioner proposes limited site plan improvements, the majority of which include fence and gate installation, parking stall adjustments, a new open storage area with trash enclosure, and cosmetic repainting of the existing painted building.

The facility will produce and store residential wall panels used for housing construction. The finished product will be delivered out by trailers (see photo). Outside the facility will be a defined open storage area for intermittent storage needs. The existing building will be broken into 5,705 gross sq. ft. of office area and 31,470 gross sq. ft. of manufacturing assembly area.

The Petitioner has provided a project narrative as well as a Plan Commission presentation brochure. The narrative provides an operations-based brief summary pertaining to the zoning requirements, while the brochure provides more details on the business history and economic impact. The documents identify Integrity Wall as an existing business currently operating on a single assembly line, with the proposed location providing an expansion of their operations via creating three assembly lines at the subject property to meet the increasing demand for affordable housing product wall panel systems.

Operations of Manufacturing Assembly and Open Storage: The narrative states all manufacturing activities occur within the existing building, and the outdoor storage will only be utilized as functionally necessary, not to serve as permanent bulk storage for materials or finished product. The narrative also identifies this as lumber stored to a height not to exceed seven feet. In the event of a need for trailer storage on the property, the narrative states such storage will be indoors in the facility. The narrative also states no materials deemed as hazardous, explosive, or toxic are to be stored on premises.



Additionally, the narrative confirms that the operations will conform to the Zoning Code's "Performance Standards" for the ORI zoning district (Sec. V.C.9.), and will take appropriate steps to significantly mitigate any adverse impacts.

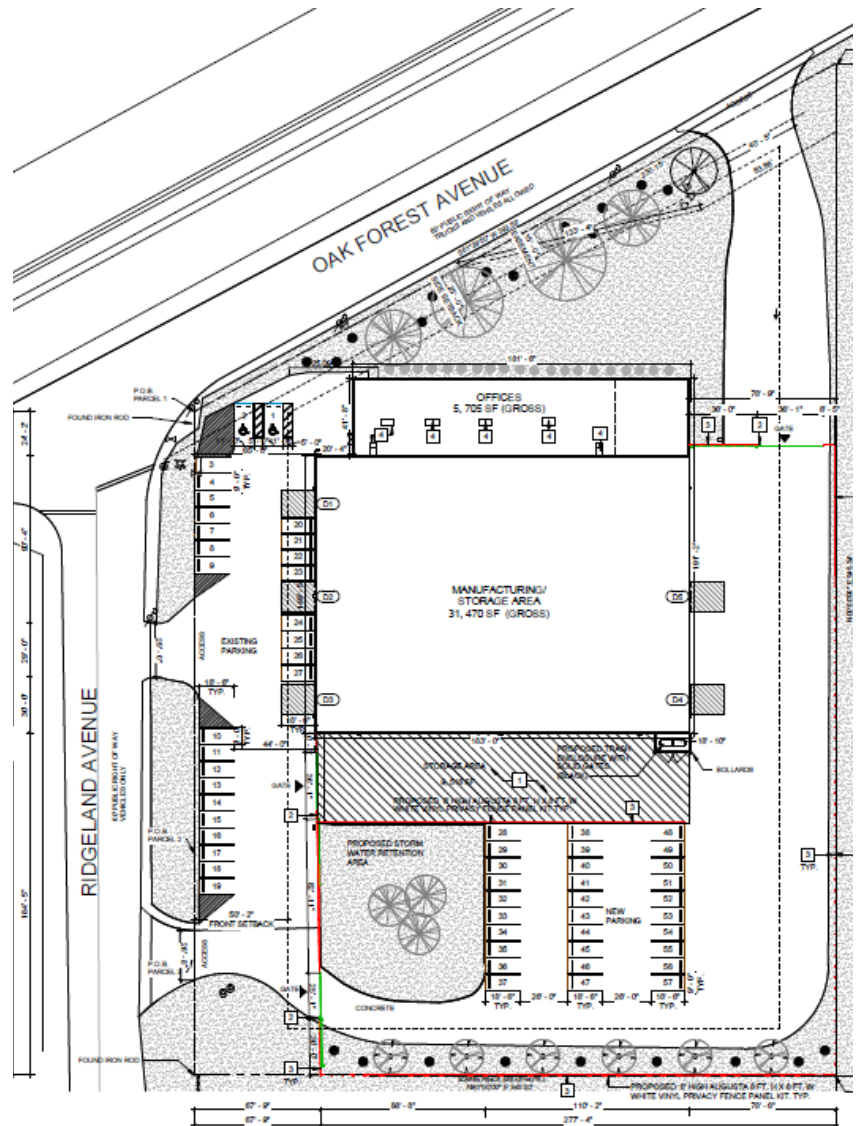
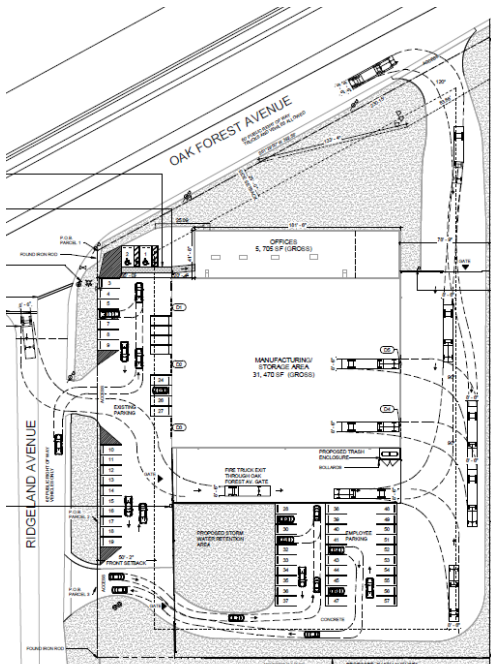
Staffing: The office area and assembly part of the facility will have approximately 15 union carpenter jobs and 5-8 administrative positions, totaling 23 total employees.

Open Storage Area Use: The Petitioner proposes 9,516 sq. ft., south of the building as Level 2 Open Storage. This is approximately 6% of the site area, which complies well with code (code maximum being 15%).

Zoning Lot Consolidation Agreement: As noted above, the existing subject property is comprised of three parcels and two county tax PINs. The zoning entitlement process involves seeing that the subject property is developed as a single zoning lot. The Village offered the Petitioner either to propose a Plat of Consolidation, or else a zoning lot consolidation agreement to be signed by the property ownership and the Village, and recorded with the county. This agreement would ensure that the parcels or PINs are not separately sold off and developed separately. The Petitioner preferred the agreement option pursuant to other tax-related reasons they had during their recent purchase of the property. The Village Attorney and the Petitioner's attorney are currently drafting through the language of this agreement. Village Planning Staff recommends this agreement as a **condition** of approval for the Special Use Permit, with the conditions language as drafted in the motion by the Village Attorney. The Petitioner's narrative confirms their engagement of counsel to finalize the agreement.

SITE PLAN

Proposed changes to the site plan include a new fence and gate installation, parking stall adjustments, a new open storage area with trash enclosure. The paved area, curb cuts, green space, building overhead doors, and building footprint will remain as existing. The site plan shows diagonal hatching, red linework for proposed fencing, and green linework indicating the gates.



(L) Emergency & Heavy Vehicle Turning Study; (R) Proposed Site Plan – open storage hatched; fencing in red, gates in green

Access/Circulation: The site consists of existing access features to remain: one curb cut on Oak Forest Avenue and two curb cuts along Ridgeland Avenue, and five drive-in bays / overhead doors on the building (two on the east, three on the west). The site plan shows three gates proposed on-site within the fence runs: a northerly eastern gate at the Oak Forest Avenue curb cut, a northerly western gate on the west side of the open storage area, and a southerly western gate to access employee parking and rear of site.

Along with the site plan (*above, right*), an emergency & heavy vehicle turning study (*above, left*) was provided. The Petitioner has verbally confirmed the trailers used to deliver out the finished product will utilize Oak Forest Avenue and the two east overhead doors, and that box trucks will utilize Ridgeland Avenue and the west overhead doors. Note that northerly western gate on the west side of the open storage area is intended for fire truck circulation.

The trash enclosure is located within the eastern part of the open storage area, at the southeast corner of the building, and appears accessible as the nearby trailer turning paths show the area is navigable.

Open Storage Location and Screening: The 9,516 sq. ft. open storage area complies well within the Zoning Code's proximity to residential areas and screening requirements (material, 100% opacity, 6'-8' height, and visually consistent gates).

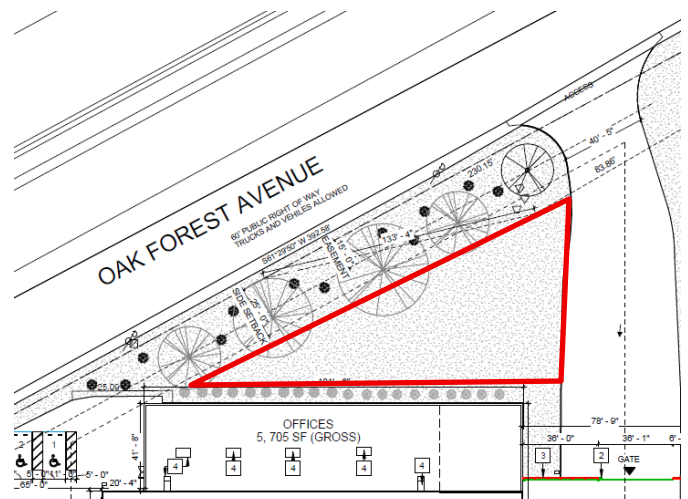
The open storage area's respective east and south edges will be located 78'-9" from the east property line and 138' from the south property line to the adjacent residentially zoned areas, which complies well within code (minimum 50 feet with screening).

The open storage area is proposed to have 8-foot opaque privacy fencing and gates for screening. The south and west edges of the storage area will have the fencing (with a gate on the west) as well as the east and south perimeters of the property. To clarify per the Demolition Plan and Site Plan provided, the Petitioner confirmed the existing perimeter chain link fencing on the property will be replaced with the 8-foot opaque privacy fencing.

LANDSCAPE

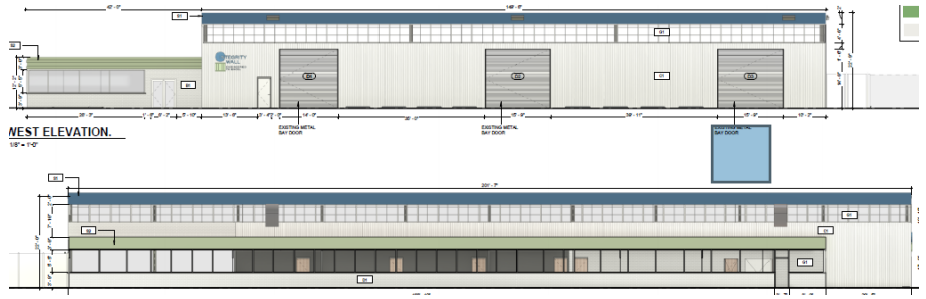
The Petitioner has provided some landscape plantings as shown on the Site Plan above. The plan identifies existing: 4 canopy trees along Oak Forest Ave., three understory trees south of the building, and 20 shrubs on the north building's foundational face. The Petitioner proposes to add to these plantings: 12 shrubs and one understory tree along Oak Forest Avenue, and six understory trees and 9 shrubs along the south perimeter of the site inside the fenced area. No additional plantings are proposed. Staff does not identify any triggers for requiring landscaping improvements per the Landscape Code's Responsibility for Compliance (Sec.158.02) as the development is already existing.

A new 15-foot watermain easement is in the process of being established between the property owner and the Village, pursuant to the surrounding recent Oak Ridge residential development. The landscaping placement along Oak Forest Avenue in this easement area thus may be relocated southeasterly in the triangular area directly northeast of the building, west of the north curb cut accessing Oak Forest Avenue. Any landscaping or trees that are removed or damaged due to the easement will be replaced in kind and relocated accordingly.



ARCHITECTURE

As per the narrative, the Petitioner proposes to repaint the building's exterior to provide an upgraded appearance. The Zoning Code has masonry requirements which has been interpreted by the Village so as to not allow paint over bare masonry. In this situation, the building's existing masonry already has paint and is existing nonconforming. The proposal to repaint will not increase the existing nonconformity, thus a Variation is not required.



West and North Exterior Elevations

The proposed paint colors are large expanses of white, and bands of blue and green.

The proposed trash enclosure is identified as masonry with solid PVC gates. A **condition** is listed stating the proposed trash enclosure shall be a masonry wall consistent with the architecture and building material of the building it serves.

The Petitioner has verbally confirmed that no new rooftop mechanical equipment will be visible from the right-of-way. It should be noted that the existing rooftop mechanical equipment may be visible from the right-of-way. The Petitioner thus will not increase the nonconformity. A **condition** is listed in this regard.

SIGNAGE

Aside from wall signage on the building, no other exterior signage is proposed. No ground/monument sign is proposed. The wall signage as indicated on the plans is not dimensioned and appears to meet code. Exterior signage will require approval via a separate signage permit.

PARKING

The Petitioner has provided information on the land use as it relates to parking. The building is comprised of two use types: the northern area as office use with a gross floor area of 5,705 sq. ft., and the larger southern area as a manufacturing assembly use with a gross floor area of 31,470 sq. ft. The Zoning Code Section VIII Off Street Parking section's Required Parking Spaces table identifies applicable uses:

- Office Area: *Office/Business and Professional* as 1 space for each 250 sq. ft. floor space
- Manufacturing Assembly Area: *Industrial Establishments Including Manufacturing and Assembly Plants* as 1 space for each 2 employees plus 1 space for each vehicle used in the conduct of the enterprise.

At a gross floor area of 5,705 sq. ft. for the office, 23 parking spaces are required for the office area use. At a total of 23 employees (15 union carpenters + 5-8 administrative), 12 parking spaces are required for the manufacturing assembly area use. Thus a total need of 35 parking spaces are required.

Illinois Accessibility Code requires that for 51-75 total parking spaces, at least three must be accessible.

The proposal includes 57 parking spaces, the majority of which are located to the south in the rear, identified as employee parking. The plans do not identify any vehicles to be used in the conduct of the enterprise, apart from trailer trucks operating during business hours. The narrative confirms that trailer storage will be indoors, not outdoors.

Out of the 57 parking spaces, only two parking spaces are identified as accessible. Staff recommends a **condition** that a third accessible parking stall with access aisle and accessible route be provided to comply with Illinois Accessibility Code requirements.

LIGHTING

No new exterior lighting is proposed. The narrative states the Petitioner will utilize the existing lighting which they state to be in compliance with Village regulations with respect to photometrics. The narrative further identifies they acknowledge any future lighting modifications will be subject to Village review and approval.

STANDARDS FOR SITE PLAN APPROVAL

Section III.T.2. of the Zoning Ordinance requires that the conditions listed below must be met and reviewed for Site Plan approval. Specific findings are not required but all standards shall be considered to have been met upon review from the Plan Commission.

Architectural

- a. Building Materials: The size of the structure will dictate the required building materials (Section V.C. Supplementary District Regulations). Where tilt-up or pre-cast masonry walls (with face or thin brick inlay) are allowed vertical articulation, features are encouraged to mask the joint lines. Concrete panels must incorporate architectural finishes that comply with “Building Articulation” (Section III.U.5.h.) standards. Cast in place concrete may be used as an accent alternate building material (no greater than 15% per façade) provided there is sufficient articulation and detail to diminish it’s the appearance if used on large, blank walls.
- b. Cohesive Building Design: Buildings must be built with approved materials and provide architectural interest on all sides of the structure. Whatever an architectural style is chosen, a consistent style of architectural composition and building materials are to be applied on all building facades.
- c. Compatible Architecture: All construction, whether it be new or part of an addition or renovation of an existing structure, must be compatible with the character of the site, adjacent structures and streetscape. Avoid architecture or building materials that significantly diverge from adjacent architecture. Maintain the rhythm of the block in terms of scale, massing and setback. Where a development includes outlots they shall be designed with compatible consistent architecture with the primary building(s). Site lighting, landscaping and architecture shall reflect a consistent design statement throughout the development.
- d. Color: Color choices shall consider the context of the surrounding area and shall not be used for purposes of “attention getting” or branding of the proposed use. Color choices shall be harmonious with the surrounding buildings; excessively bright or brilliant colors are to be avoided except to be used on a minor scale for accents.
- e. Sustainable architectural design: The overall design must meet the needs of the current use without compromising the ability of future uses. Do not let the current use dictate an architecture so unique that it limits its potential for other uses (i.e. Medieval Times).
- f. Defined Entry: Entrance shall be readily identifiable from public right-of-way or parking fields. The entry can be clearly defined by using unique architecture, a canopy, overhang or some other type of weather protection, some form of roof element or enhanced landscaping.
- g. Roof: For buildings 10,000 sf or less a pitched roof is required or a parapet that extends the full exterior of the building. For buildings with a continuous roof line of 100 feet or more, a change of at least five feet in height must be made for every 75 feet.
- h. Building Articulation: Large expanses of walls void of color, material or texture variation are to be avoided. The use of material and color changes, articulation of details around doors, windows, plate lines, the provision of architectural details such as “belly-bands” (decorative cladding that runs horizontally around the building), the use of recessed design elements, exposed expansion joints, reveals, change in texture, or other methods of visual relief are encouraged as a means to minimize the oppressiveness of large expanses of walls and break down the overall scale of the building into intermediate scaled parts. On commercial buildings, facades greater than 100 feet must include some form of articulation of the façade through the use of recesses or projections of at least 6 inches for at least 20% of the length of the façade. For industrial buildings efforts to break up the long façade shall be accomplished through a change in building material, color or vertical breaks of three feet or more every 250 feet.
- i. Screen Mechanicals: All mechanical devices shall be screened from all public views.

- j. Trash Enclosures: Trash enclosures must be screened on three sides by a masonry wall consistent with the architecture and building material of the building it serves. Gates must be kept closed at all times and constructed of a durable material such as wood or steel. They shall not be located in the front or corner side yard and shall be set behind the front building façade.

Site Design

- a. Building/parking location: Buildings shall be located in a position of prominence with parking located to the rear or side of the main structure when possible. Parking areas shall be designed so as to provide continuous circulation avoiding dead-end parking aisles. Drive-through facilities shall be located to the rear or side of the structure and not dominate the aesthetics of the building. Architecture for canopies of drive-through areas shall be consistent with the architecture of the main structure.
- b. Loading Areas: Loading docks shall be located at the rear or side of buildings whenever possible and screened from view from public rights-of-way.
- c. Outdoor Storage: Outdoor storage areas shall be located at the rear of the site in accordance with Section III.O.1. (Open Storage). No open storage is allowed in front or corner side yards and are not permitted to occupy areas designated for parking, driveways or walkways.
- d. Interior Circulation: Shared parking and cross access easements are encouraged with adjacent properties of similar use. Where possible visitor/employee traffic shall be separate from truck or equipment traffic.
- e. Pedestrian Access: Public and interior sidewalks shall be provided to encourage pedestrian traffic. Bicycle use shall be encouraged by providing dedicated bikeways and parking. Where pedestrians or bicycles must cross vehicle pathways a cross walk shall be provided that is distinguished by a different pavement material or color.

STANDARDS FOR A SPECIAL USE

Section X.J.5. of the Zoning Ordinance lists standards that need to be considered by the Plan Commission. The Plan Commission is encouraged to consider these standards (listed below) when analyzing a Special Use request. Staff has prepared draft responses for these Standards below. The standards can be modified, or changes as the Plan Commission deems fit based on their findings from the public hearing.

X.J.5. Standards: No Special Use shall be recommended by the Plan Commission unless said Commission shall find:

- a. That the establishment, maintenance, or operation of the Special Use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare;
The proposed use will occupy a vacant property with daytime operations consisting of a manufacturing use consistent with ORI Office Restricted Industrial zoning classification.
- b. That the Special Use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood;
The proposed operations are comparable with the previous use of the property, and will conform with the Zoning Code's Performance Standards regulations. Operations will be daytime 7am-4pm. The fully-screened open storage area will be used for short-term storage of materials and will be setback from adjoining properties.
- c. That the establishment of the Special Use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;
The proposed used repurposes a long-vacant building and is compatible with contemplated uses in the ORI Office Restricted Industrial zoning classification. The fully-screened open storage area will be used for short-term storage of materials and will be setback from adjoining properties.
- d. That adequate utilities, access roads, drainage, and/or other necessary facilities have been or are being provided;
The site was previously occupied by a use of similar intensity and has adequate utilities, access roads, and drainage while any other necessary facilities will be provided.
- e. That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets; and
The site was previously occupied by a use of similar intensity and the existing ingress and egress are already designed so as to minimize traffic congestion in the public streets. No changes are proposed to the existing curb cuts along Oak Forest Avenue and Ridgeland Avenue.
- f. That the Special Use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the Village Board pursuant to the recommendation of the Plan Commission. The Village Board shall impose such conditions and restrictions upon the premises benefited by a Special Use Permit as may be necessary to ensure compliance with the above standards, to reduce or minimize the effect of such permit upon other properties in the neighborhood, and to better carry out the general intent of this Ordinance. Failure to comply with such conditions or restrictions shall constitute a violation of this Ordinance.
All requirements will be met.
- g. The extent to which the Special Use contributes directly or indirectly to the economic development of the community as a whole.

Integrity Wall Inc (Toro Construction / Vazquez Group LLC) Special Use Permits – 17201 Ridgeland Avenue
The proposal will reactivate a vacant commercial. The proposal will increase tax revenues while creating 10-15 full-time union carpenter jobs and 5-8 administrative positions thereby directly contributing to the economic development of the community as a whole.

It is also important to recognize that a Special Use Permit does not run with the land and instead the Special Use Permit is tied to the Petitioner. This is different from a process such as a variance, since a variance will forever apply to the property to which it is granted. Staff encourages the Plan Commission to refer to Section X.J.6. to examine the conditions where a Special Use Permit will expire.

MOTIONS TO CONSIDER

If the Plan Commission wishes to take action, an appropriate wording of the motions would read:

Motion 1 (Special Use Permit):

“...make a motion to recommend that the Village Board grant the Petitioner, Luis Vazquez, on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc., Special Use for *Building Material Sales/Storage & Millwork* and a Special Use for *Open Storage – Level 2* at 17201 Ridgeland Avenue in the ORI (Office Restricted & Industrial) Zoning District, according to the submitted plans and adopt the Findings of Fact as listed in the October 2, 2025 Staff Report with the following condition:

1. *Approval of the Special Use Permit shall be conditioned upon execution and recording of a Zoning Lot Consolidation Agreement, in a form approved by the Village Attorney and Village Board, requiring that the subject parcels be treated as a single zoning lot and prohibiting separate conveyance without Village approval.*

Motion 2 (Site Plan/Architectural Approval):

“...make a motion to grant the Petitioner Luis Vazquez, on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc. Site Plan and Architectural Approval to construct site improvements for an existing building and property at 17201 Ridgeland Avenue in the ORI (Office Restricted & Industrial) Zoning District , *in accordance with the plans submitted in the October 2, 2025 staff report, subject to the following conditions:*

2. *Provide a third accessible parking stall with access aisle and accessible route to comply with Illinois Accessibility Code requirements, whereby its location on the site plan is subject to review and approval by Village Building and Planning departments in the building permit process.*
3. *The trash enclosure shall be a masonry wall consistent with the architecture and building material of the building it serves.*
4. *No new rooftop mechanical equipment will be visible from the right-of-way. Existing rooftop mechanical equipment may be visible from the right-of-way. The Petitioner thus will not increase the nonconformity.*

LIST OF REVIEWED PLANS

Submitted Sheet Name		Prepared By	Date On Sheet
	Planning & Zoning General Application and Addendums	Petitioner	6/28/2025
	Project Narrative	Petitioner	9/25/2025
	Plan Commission Presentation Brochure	Petitioner	9/26/2025
	Plat of Survey	JLH Land Surveying Inc.	2/17/2011
	Site Improvement Plans	Studio Arq	9/26/2025

THE VILLAGE OF TINLEY PARK

**Cook County, Illinois
Will County, Illinois**

ORDINANCE NO. 2025-O-035

**AN ORDINANCE GRANTING SPECIAL USE PERMITS FOR BUILDING MATERIAL
SALES/STORAGE & MILLWORK AND FOR OPEN STORAGE – LEVEL 2 AT 17201
RIDGELAND AVENUE (TORO CONSTRUCTION / VAZQUEZ GROUP LLC D/B/A
INTEGRITY WALL INC.)**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O’CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2025-O-035

AN ORDINANCE GRANTING SPECIAL USE PERMITS FOR BUILDING MATERIAL SALES/STORAGE & MILLWORK AND FOR OPEN STORAGE – LEVEL 2 AT 17201 RIDGELAND AVENUE (TORO CONSTRUCTION / VAZQUEZ GROUP LLC D/B/A INTEGRITY WALL INC.)

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, a petition for the granting of Special Use Permits for *Building Material Sales/Storage & Millwork* and for *Open Storage – Level 2* at 17201 Ridgeland Avenue, Tinley Park (“Subject Property”) has been filed by Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc. (“Petitioner”) with the Village Clerk of this Village and has been referred to the Plan Commission of the Village and has been processed in accordance with the Tinley Park Zoning Ordinance; and

WHEREAS, said Plan Commission held a public hearing on the question of whether the Special Uses should be granted on October 2, 2025, at the Village Hall of this Village of Tinley Park (“Village”), at which time all persons were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said public hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said public hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, on October 21, 2025, the Village Board approved Resolution No. 2025-R-129, entering a Zoning Lot Consolidation Agreement with Vazquez Group LLC to legally unify the Subject Property and restrict separate conveyance of each parcel, to be executed and recorded; and

WHEREAS, the Plan Commission voted 7-0 and has filed its report of findings and recommendations that the Special Uses be approved with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Special Uses; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as findings of facts as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioner has provided evidence establishing that they have met the standards for granting the Special Use Permits as set forth in Section X.J.5. of the Zoning Ordinance, and the proposed granting of the Special Use Permits as set forth herein is in the public good and in the best interest of the Village and its residents and is consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance

X.J.5. Standards: No Special Use shall be recommended by the Plan Commission unless said Commission shall find:

- a. That the establishment, maintenance, or operation of the Special Use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare;
 - *The proposed use will occupy a vacant property with daytime operations consisting of a manufacturing use consistent with ORI Office Restricted Industrial zoning classification.*
- b. That the Special Use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood;
 - *The proposed operations are comparable with the previous use of the property, and will conform with the Zoning Code's Performance Standards regulations. Operations will be daytime 7am-4pm. The fully-screened open storage area will be used for short-term storage of materials and will be setback from adjoining properties.*
- c. That the establishment of the Special Use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;
 - *The proposed used repurposes a long-vacant building and is compatible with contemplated uses in the ORI Office Restricted Industrial zoning classification. The fully-screened open storage area will be used for short-term storage of materials and will be setback from adjoining properties.*
- d. That adequate utilities, access roads, drainage, and/or other necessary facilities have been or are being provided;
 - *The site was previously occupied by a use of similar intensity and has adequate utilities, access roads, and drainage while any other necessary facilities will be provided.*

- e. That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets; and
 - *The site was previously occupied by a use of similar intensity and the existing ingress and egress are already designed so as to minimize traffic congestion in the public streets. No changes are proposed to the existing curb cuts along Oak Forest Avenue and Ridgeland Avenue.*
- f. That the Special Use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the Village Board pursuant to the recommendation of the Plan Commission. The Village Board shall impose such conditions and restrictions upon the premises benefited by a Special Use Permit as may be necessary to ensure compliance with the above standards, to reduce or minimize the effect of such permit upon other properties in the neighborhood, and to better carry out the general intent of this Ordinance. Failure to comply with such conditions or restrictions shall constitute a violation of this Ordinance.
 - *All requirements will be met.*
- g. The extent to which the Special Use contributes directly or indirectly to the economic development of the community as a whole.
 - *The proposal will reactivate a vacant commercial. The proposal will increase tax revenues while creating 10-15 full-time union carpenter jobs and 5-8 administrative positions thereby directly contributing to the economic development of the community as a whole.*

SECTION 3: The Special Use Permits set forth herein below shall be applicable to the following described property:

LEGAL DESCRIPTION:

PARCEL 1: A PARCEL OF LAND IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FEET WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILWAY COMPANY) WITH THE EAST LINE OF RIDGELAND AVENUE (SAID EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST $\frac{1}{4}$); THENCE SOUTH ALONG THE EAST LINE OF RIDGELAND AVENUE A DISTANCE OF 240 FEET; THENCE EAST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET THENCE NORTH IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 433 FEET TO A POINT IN THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE AND MAKING AN ANGLE 61 DEGREES 29 MINUTES 50 SECONDS

WITH THE LAST DESCRIBED COURSE (AS MEASURED FROM SOUTH TO WEST) A DISTANCE OF 392.58 FEET, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: A PARCEL OF LAND IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 240 FEET ALONG THE EAST LINE OF RIDGELAND AVENUE SOUTH FROM THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FOOT WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILROAD COMPANY) WITH THE EAST LINE OF RIDGELAND AVENUE (SAID EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE WEST LINE OF SAID SOUTHWEST $\frac{1}{4}$), THENCE SOUTH ALONG THE EAST LINE OF RIDGELAND AVENUE, A DISTANCE OF 58 FEET, THENCE EAST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET; THENCE NORTH IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 58 FEET; THENCE WEST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET, TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 3: A PARCEL OF LAND IN THE SOUTHWEST $\frac{1}{4}$ OF SECTION 29, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 298 FEET ALONG THE EAST LINE OF RIDGELAND AVENUE SOUTH FROM THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF SOUTH OAK FOREST AVENUE (SAID SOUTHEASTERLY LINE BEING 60 FEET SOUTHEASTERLY BY RECTANGULAR MEASUREMENT OF THE SOUTHEASTERLY LINE OF THE 100 FOOT WIDE RIGHT OF WAY OF THE CHICAGO ROCK ISLAND AND PACIFIC RAILROAD COMPANY) WITH THE EAST LINE OF RIDGELAND AVENUE (SAID EAST LINE BEING 50 FEET EAST BY RECTANGULAR MEASUREMENT, OF AND PARALLEL WITH THE EAST LINE OF SAID SOUTHWEST $\frac{1}{4}$); THENCE SOUTH ALONG THE EAST LINE OF RIDGELAND AVENUE, A DISTANCE OF 60 FEET; THENCE EAST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 345 FEET; THENCE NORTH IN A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE A DISTANCE OF 60 FEET; THENCE WEST IN A LINE PERPENDICULAR TO THE LAST DESCRIBED

COURSE A DISTANCE OF 345 FEET TO THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL IDENTIFICATION NUMBERS: 28-29-300-028-0000 and 28-29-300-035-0000

COMMONLY KNOWN AS: 17201 Ridgeland Avenue, Tinley Park, Illinois

PETITIONER: Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC (d/b/a Integrity Wall Inc.)

SECTION 4: That Special Use Permits for Building Material Sales/Storage & Millwork and for Open Storage – Level 2 at the Subject Property in the ORI (Office Restricted Industrial) Zoning District, is hereby granted to the Petitioner Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc., in accordance with the “List of Reviewed Plans” attached hereto as **Exhibit A**, subject to the following condition:

- 1. Approval of the Special Use Permits shall be conditioned upon execution and recording of a Zoning Lot Consolidation Agreement, in a form approved by the Village Attorney and Village Board, requiring that the subject parcels be treated as a single zoning lot and prohibiting separate conveyance without Village approval.*

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 21st day of October 2025.

AYES:

NAYS:

ABSENT:

APPROVED THIS 21st day of October 2025.

ATTEST:

VILLAGE CLERK

VILLAGE PRESIDENT

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2025-O-035, “AN ORDINANCE GRANTING SPECIAL USE PERMITS FOR BUILDING MATERIAL SALES/STORAGE & MILLWORK AND FOR OPEN STORAGE – LEVEL 2 AT 17201 RIDGELAND AVENUE (TORO CONSTRUCTION / VAZQUEZ GROUP LLC D/B/A INTEGRITY WALL INC.)” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October 2025.

VILLAGE CLERK

Exhibit A

Per the October 2, 2025 Plan Commission Public Hearing Staff Report

LIST OF REVIEWED PLANS

Submitted Sheet Name		Prepared By	Date On Sheet
	Planning & Zoning General Application and Addendums	Petitioner	6/28/2025
	Project Narrative	Petitioner	9/25/2025
	Plan Commission Presentation Brochure	Petitioner	9/26/2025
	Plat of Survey	JLH Land Surveying Inc.	2/17/2011
	Site Improvement Plans	Studio Arq	9/26/2025

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

**RESOLUTION
NO. 2025-R-129**

**A RESOLUTION APPROVING A ZONING LOT CONSOLIDATION
AGREEMENT FOR PROPERTY LOCATED AT 17201 RIDGELAND AVENUE**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

RESOLUTION NO. 2025-R-129

**A RESOLUTION APPROVING A ZONING LOT CONSOLIDATION
AGREEMENT FOR PROPERTY LOCATED AT 17201 RIDGELAND AVENUE**

WHEREAS, the Village of Tinley Park, located in Cook and Will Counties, Illinois (the “Village”), is a duly organized and existing municipal corporation and a home rule municipality pursuant to Article VII, Section 6, of the Illinois Constitution of 1970, and, as such, possesses the authority to exercise any power and perform any function pertaining to its government and affairs, including matters relating to land use, zoning and the execution of agreements related thereto; and

WHEREAS, Vazquez Group, LLC, an Illinois limited liability company (the “Owner”), is the legal titleholder of certain real property commonly known as 17201 Ridgeland Avenue, Tinley Park, Illinois, which consists of multiple contiguous parcels more fully described in the Zoning Lot Consolidation Agreement (the “Agreement”), attached hereto as **Exhibit A** (the “Subject Property”); and

WHEREAS, the Owner has applied for zoning relief in the form of a Special Use Permit for the Subject Property to allow for building material sales, storage, millwork and temporary outdoor storage; and

WHEREAS, the President and the Board of Trustees of the Village (collectively, the “Corporate Authorities”) have determined that, in lieu of requiring the Owner to submit a plat of consolidation, the Owner may execute and record the Agreement with the Village to legally unify the parcels comprising the Subject Property and restrict their separate conveyance, use or development, consistent with the requirements of the Tinley Park Zoning Ordinance and the terms of the Special Use Permit; and

WHEREAS, the Corporate Authorities find that approving and entering into the Agreement is in the best interest of the Village and necessary to ensure coordinated development and enforceable zoning conditions for the Subject Property;

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, as follows:

Section 1. Incorporation of Preambles. The Corporate Authorities of the Village of Tinley Park hereby find that all the recitals contained in the preambles to this Resolution are full, true and correct and do hereby incorporate them into this Resolution by reference as if fully set forth herein.

Section 2. Approval of Agreement. The Village Board hereby finds that it is in the best interests of the Village and its residents that the Agreement with Vazquez Group, LLC, relating to the Subject Property, be approved. The Agreement shall be substantially in the form attached hereto and made a part hereof as **Exhibit A**, with such changes as may be approved by the Village Attorney.

Section 3. Authorization to Execute and Implement. The Village President and Village Clerk are hereby authorized and directed to execute and attest to, respectively, the Agreement on behalf of the Village, and to take all other actions necessary or appropriate to carry out the intent of this Resolution and the

Agreement, including causing it to be recorded with the Cook County Recorder of Deeds at the Owner's expense.

Section 4. Severability. If any section, paragraph, clause or provision of this Resolution is held to be invalid, illegal or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of this Resolution. The invalid, illegal or unconstitutional portion shall be deemed severed from the Resolution, and the remaining portions shall continue in effect as if the invalid portion had not been included.

Section 5. Effective Date. This Resolution shall take effect after its passage and approval.

ADOPTED this 21st day of October 2025 by a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 21st day of October 2025.

ATTEST:

Village President

Village Clerk

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2025-R-129, “**A RESOLUTION APPROVING A ZONING LOT CONSOLIDATION AGREEMENT BETWEEN THE VILLAGE OF TINLEY PARK AND VAZQUEZ GROUP, LLC,**” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October 2025.

VILLAGE CLERK

TO: VILLAGE OF TINLEY PARK PRESIDENT AND BOARD OF TRUSTEES
FROM: VILLAGE OF TINLEY PARK PLAN COMMISSION
SUBJECT: MINUTES OF THE OCTOBER 2, 2025 REGULAR MEETING

ITEM 2: PUBLIC HEARING – INTEGRITY WALL INC. (TORO CONSTRUCTION / VAZQUEZ GROUP LLC) – 17201 RIDGELAND AVENUE – SPECIAL USE PERMITS AND SITE PLAN/ARCHITECTURAL APPROVAL

Consider recommending that the Village Board grant Luis Vazquez on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc. a Special Use for Building Material Sales/Storage & Millwork and a Special Use for Open Storage – Level 2 at 17201 Ridgeland Avenue in the ORI (Office Restricted & Industrial) Zoning District. Site Plan/Architectural Approval will also be considered.

Present Plan Commissioners: James Gaskill
Angela Gatto
Terry Hamilton
Eduardo Mani
Andrae Marak
Edgar Montalvo
Acting Chair Amanda Martinez

Absent Plan Commissioners: Steve Sepessy
Chairman Garrett Gray

Village Staff: Michael Coleman, Interim Comm. Development Director
Lori Kosmatka, Senior Planner
Michael O. Whalen, Associate Planner

Petitioners: Luis Vazquez, Toro Construction, Vazquez Group LLC
d/b/a/ Integrity Wall Inc.

Members of the Public: none

ACTING CHAIR MARTINEZ introduced item #2. She noted the proof of publication.

COMMISSIONER MANI made a motion to open the Public Hearing. COMMISSIONER GASKILL seconded. Voice vote. All in favor. Motion carried.

Lori Kosmatka, Senior Planner, presented the staff report.

ACTING CHAIR MARTINEZ invited the Petitioner to speak.

Luis Vazquez of Toro Construction, Vazquez Group LLC d/b/a Integrity Wall Inc. was sworn in.

He is excited to relocate our factory from Orland Park to Tinley Park. The facility completely meets what they are trying to do, as they have outgrown the Orland Park facility. He stated we have maintained a very clean operation. He stated we have never had any complaints from Orland Park. He stated we are proud to move into this town and provide union jobs.

COMMISSIONER GASKILL said he doesn't see anything that is significantly changing. He is OK with it.

COMMISSIONERS MONTALVO and MANI had no comment.

COMMISSIONER HAMILTON asked about noise in the manufacturing process. He asked if it is very noisy to create the wall panels.

Mr. Vazquez stated it is not too noisy as the walls have 3 inches of insulation. He mentioned they use nail guns and a CNC machine that is encased in a shell. He stated their current factory shares the space with their office, and we do not get any interruption between the walls. It should not go out to the neighbors at all.

COMMISSIONER MARAK asked about hours of operation, and how often and how many trucks will be coming in and out.

Mr. Vazquez stated the crews come in at 7:00, but trucks will not be allowed until 8:00. He stated the goal is, if they have a truck ready to be loaded, we will load it before the closing of the day, leaving it inside the warehouse, ready to depart after 8:00. He stated typically we do one truck per day if we are going fast. He stated we are trying to be respectful of the noise restrictions as well.

COMMISSIONER GATTO said that property sat vacant a long time and has been an eyesore on that corner. It is good to see there is interest in it.

ACTING CHAIR MARTINEZ agreed that she is excited to see their business coming to town. She asked how the patrons enter, and if models or products to look at would be available.

Mr. Vazquez responded that the entrance for guests or clients would go through the main entrance, the same entrance as the ABC Roofing used. It is a double door leading to a waiting room. We have not done the interior design yet, but that would be the main customer entrance to the building.

ACTING CHAIR MARTINEZ asked that when Staff approached them about the masonry if that they'd consider a kneewall of masonry, stone, or brick veneer.

Mr. Vazquez responded they are just wishing to paint the building neutral colors.

ACTING CHAIR MARTINEZ asked if the Commissioners had any additional comments or questions on masonry or painting of the building. Hearing none, she asked about the Plat of Consolidation. She asked Staff if we are comfortable receiving a Plat of Consolidation instead of just having the Agreement as a condition, and have them come back before us with it.

Lori Kosmatka, Senior Planner, responded that Staff provided option of a recorded agreement between the Village and them as the Petitioner. She offered the Petitioner to provide more insight as to why they chose to keep as two tax parcels for purchase of the property. She noted they purchased the property while they were in the zoning entitlement process. She stated Village Planning Staff consulted with the Village legal counsel, and both the Village and Petitioner's attorneys have worked toward a draft agreement that prevents the separate sale or development of the parcels. She clarified typically our preference is to work toward a Plat of Consolidation, but in this case we are working with the Petitioner as they were in the purchasing process.

ACTING CHAIR MARTINEZ noted she prefers Staff's typical preference. She asked the Petitioner to speak about the two tax parcels.

Mr. Vazquez stated they are not planning to divide the property ever. He noted that when they were working toward the Class 8, their tax attorney advised against the Plat of Consolidation. He has been working with Staff Lori Kosmatka to the satisfaction of the Village.

ACTING CHAIR MARTINEZ asked if the Commissioners had any further questions. Hearing none, she asked if anyone else from the public wished to testify or speak. None came forward. Seeing none, she requested a motion to close the public hearing.

COMMISSIONER GATTO made a motion to close the public hearing. Seconded by COMMISSIONER GASKILL. Voice vote. All in favor. Motion carried.

Lori Kosmatka, Senior Planner, presented the standards for approval.

ACTING CHAIR MARTINEZ requested a motion for the Special Use.

COMMISSIONER GATTO made a motion to recommend that the Village Board grant the Petitioner, Luis Vazquez, on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc., Special Use for Building Material Sales/Storage & Millwork and a Special Use for Open Storage – Level 2 at 17201 Ridgeland Avenue in the ORI (Office Restricted & Industrial) Zoning District, according to the submitted plans and adopt the Findings of Fact as listed in the October 2, 2025 Staff Report with the following condition:

- 1. Approval of the Special Use Permit shall be conditioned upon execution and recording of a Zoning Lot Consolidation Agreement, in a form approved by the Village Attorney and Village Board, requiring that the subject parcels be treated as a single zoning lot and prohibiting separate conveyance without Village approval.*

COMMISSIONER MANI seconded. Roll call vote. All in favor. Motion carried.

ACTING CHAIR MARTINEZ requested a motion on the Site Plan Architectural Approval.

COMMISSIONER HAMILTON made a motion to the Petitioner Luis Vazquez, on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc. Site Plan and Architectural Approval to construct site improvements for an existing building and property at 17201 Ridgeland Avenue in the ORI (Office Restricted & Industrial) Zoning District, in

accordance with the plans submitted in the October 2, 2025 staff report, subject to the following conditions:

1. *Provide a third accessible parking stall with access aisle and accessible route to comply with Illinois Accessibility Code requirements, whereby its location on the site plan is subject to review and approval by Village Building and Planning departments in the building permit process.*
2. *The trash enclosure shall be a masonry wall consistent with the architecture and building material of the building it serves.*
3. *No new rooftop mechanical equipment will be visible from the right-of-way. Existing rooftop mechanical equipment may be visible from the right-of-way. The Petitioner thus will not increase the nonconformity.*

COMMISSIONER MANI seconded. Roll call vote. All in favor. Motion carried.

ACTING CHAIR MARTINEZ noted the item would go before the Village Board on October 21, 2025.

Petitioner

Connor Coleman on
behalf of Action Behavior
Centers

Property Location

8151 183rd Street Suite B

PIN

19-09-02-205-022-0000

Zoning

M-1 PD (General
Manufacturing, Tinley
Crossings PUD)

Approvals Sought

Special Use Permit
Site Plan Approval

Project Planner

Lori Kosmatka, AICP
Senior Planner

PLAN COMMISSION STAFF REPORT

October 2, 2025 –Public Hearing

Action Behavior Centers: Special Use for Outdoor Play Area Located at a Special Needs/Therapy Institution

8151 183rd Street – Suite B



EXECUTIVE SUMMARY

The Petitioner, Connor Coleman, on behalf of Action Behavior Centers is seeking a Special Use Permit for an outdoor play area for an existing *Special Needs/Therapy Institution* specializing in children's Applied Behavior Analysis therapy facility, located at 8151 W. 183rd Street, Suite B in the M-1 PD (General Manufacturing, Tinley Crossings PUD). Action Behavior Centers received previous approval in this tenant space for the *Special Needs/Therapy Institution*, but did not propose an outdoor area at that time.

The proposed outdoor area is 690 sq. ft. along a portion of the west face of the building in-line with the tenant space for Action Behavior Centers. The play area will allow children and their therapist another setting to apply empirically validated methods of behavioral therapy to help each child reach their greatest potential and improve their quality of life. The play area will contain play equipment and picnic tables with certified playground turf and will be surrounded by a 72" wrought iron fence with a gate. The play area will be used from 8am-4pm Monday-Friday. Landscaping in the footprint of this area is proposed for relocation toward the front of the building near 183rd Street. Changes of this nature to the Petitioner's use and operations require a new, amended Special Use Permit.

No changes to architecture, exterior signage, lighting or parking are proposed. Aside from the outdoor play area, the facility will continue to operate as previously approved. This includes but is not limited to number of children served, staff on-site, hours, with drop-off and pick-up times arranged.

EXISTING SITE & HISTORY

The subject property is located at 8151 W. 183rd Street, Suite B (previously identified as Suite A). Action Behavior Centers operates in this suite in the southwest portion of the building, of about 10,000 sq. ft. of the building's total 49,794 sq. ft. The property has 144 parking spaces.

The property is part of the Tinley Crossings Corporate Center Planned Unit Development (PUD), approved in 1998 by Ordinance 98-O-007 as a 175-acre corporate center and industrial park. The subject property, within the PUD has underlying M-1 (General Manufacturing) zoning.

In 2024, Action Behavior Centers was approved (Ordinance #2024-O-066) as a *Special Needs/Therapy Institution*. During that period of zoning entitlement, Village Planning Staff inquired if outdoor space would be proposed. At that time, the Petitioner confirmed that no outdoor space would be proposed.

Zoning: The subject property is part of the Tinley Crossings PUD and in the **M-1 General Manufacturing zoning district**, which is defined by the Zoning Code as *"intended to provide for those industrial activities that have moderate environmental effects and are located in areas relatively removed from residential and prime retail development"*. Prior PUD ordinance approval notes the uses on the most easterly 12 acres were approved to be *"developed with ancillary business services which are primarily for the convenience of the persons and firms located within the development"*. The table below indicates the surrounding zoning and land uses in the area.

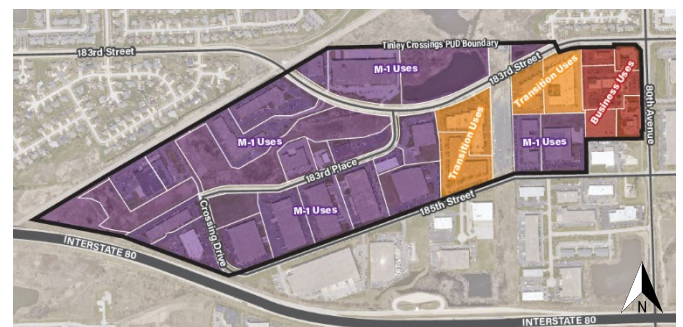


Location Map



Zoning Map

Direction	Zoning	Land Use
North	M-1 (General Manufacturing)	Vacant/detention
East	M-1 (General Manufacturing)	Commercial – Proven IT (copier & IT solutions company)
South	M-1 (General Manufacturing)	Commercial
West	M-1 (General Manufacturing)	ComEd lot



2024 PUD Amendment Allowing Transitional Uses

The PUD was amended in 2024 by Ordinance 24-O-014, which revised land use allowances (permitted, special use, and prohibited) at four specific properties within the PUD (*shown to the right*). Transitional/flex uses were considered in this amendment, including allowing *Special Needs/Therapy Institutions* as a Special Use in the PUD. Other notable use changes include special use permits for commercial indoor recreation, vocational educational facilities, kennels,

and contractor's offices and shops. This PUD amendment allowed for the above noted subsequent 2024 Special Use Permit approval of Action Behavior Centers at the subject property.

SPECIAL USE APPROVAL

Special Use Permits are tied to the Petitioner's operations. In this case, the previous Special Use Permit approval from 2024 did not propose an outdoor play area. Since the nature of the Petitioner's use and operations are now proposed to change, a new amended Special Use Permit is required.

PROPOSED USE AND SITE PLAN

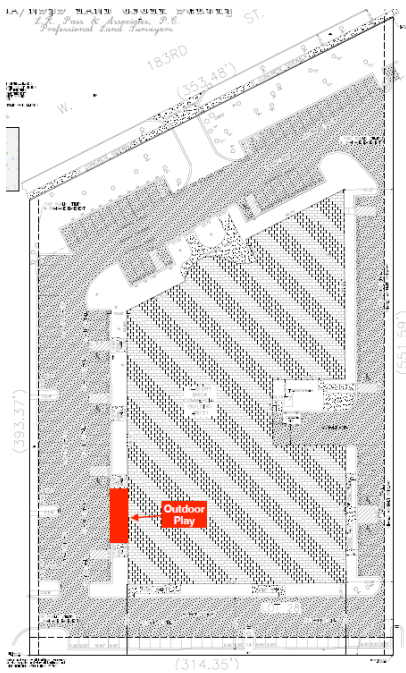
Action Behavior Center specializes in Applied Behavior Analysis (ABA) therapy for children with autism. Shortly following zoning entitlement approval of the 2024 Special Use Permit, the business determined it is in the best interest of their child clients to provide an outdoor play area to enhance their therapy. The play area will allow children and their therapist another setting to apply empirically validated methods of behavioral therapy to help each child reach their greatest potential and improve their quality of life.

Aside from the outdoor play area, the facility will continue to operate as previously approved. This includes but is not limited to number of children served, staff on-site, hours, with drop-off and pick-up times arranged. A maximum of 28 children are served at the therapy facility for 2-8 hours with a 1:1 therapist ratio. 49 employees maximum are on site with 49 parking stalls allocated by the property owner, four of which are designated for parents.

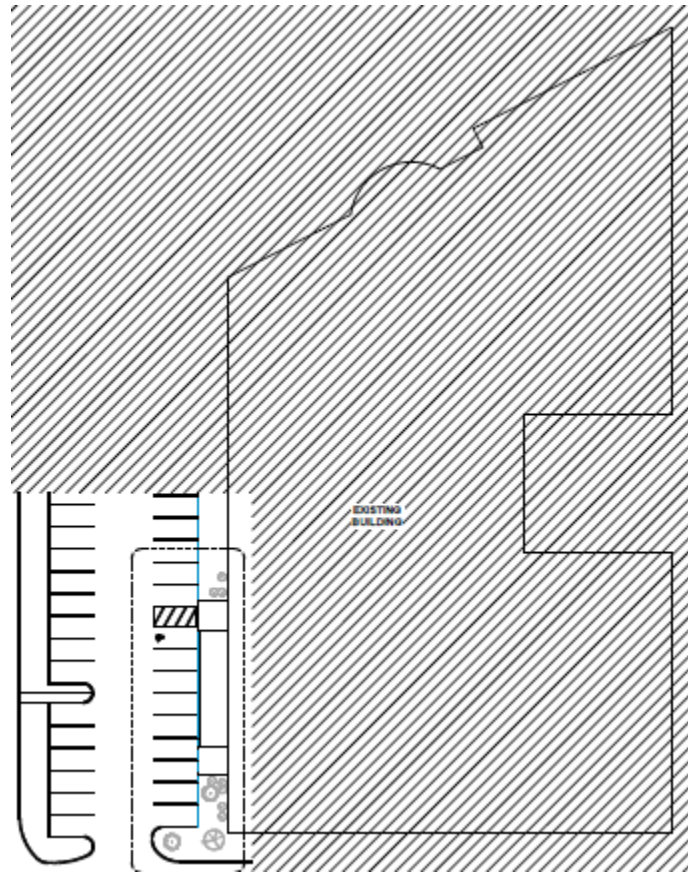
The proposed outdoor area is 690 sq. ft. (15' x 46') to be located along a portion of the west face of the building in-line with the tenant space for Action Behavior Centers. The play area will contain play equipment (playhouse, wiggler cars, etc.) and picnic tables with certified playground turf and will be surrounded by a 72" wrought iron fence with a gate. The play area will be used from 8am-4pm Monday-Friday. Action Behavior Centers' standard is 50 sq. ft. per child. More specifically, the narrative states the maximum number children in this outside play area will be 7 with 7 therapists, totaling 14 occupants at a time.

The location of the play area is directly in front of the tenant's space. It is internal to the site, away from the main curb cut access from 183rd Street. The play area directly abuts the existing concrete walkways to the tenant space, with the gate on the north side. The east side of the play area connects to the building, and the west side is a nominal distance from the existing curb. The head of existing parking stalls come up to the existing curb. Vehicles access the parking space via an internal drive aisle. Village Planning and Building staff note that adding wheel stops will provide additional protection to the outdoor area from vehicles parking in the vicinity. A **condition** is listed to this effect. The condition also notes a plan with material and location details is required for Village Planning and Building staff review and approval.

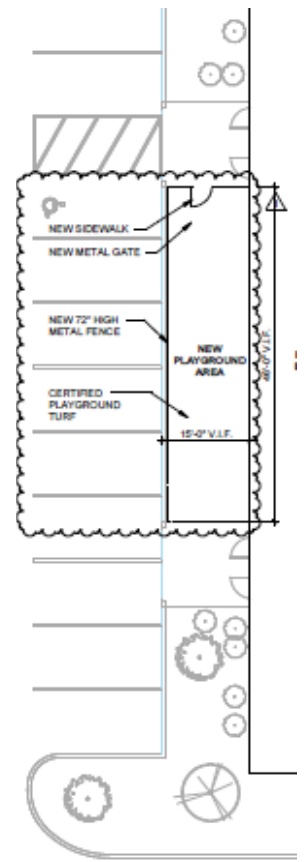




Overall Location Aerial



Site Plan of Proposed Outdoor Play Area



LANDSCAPE

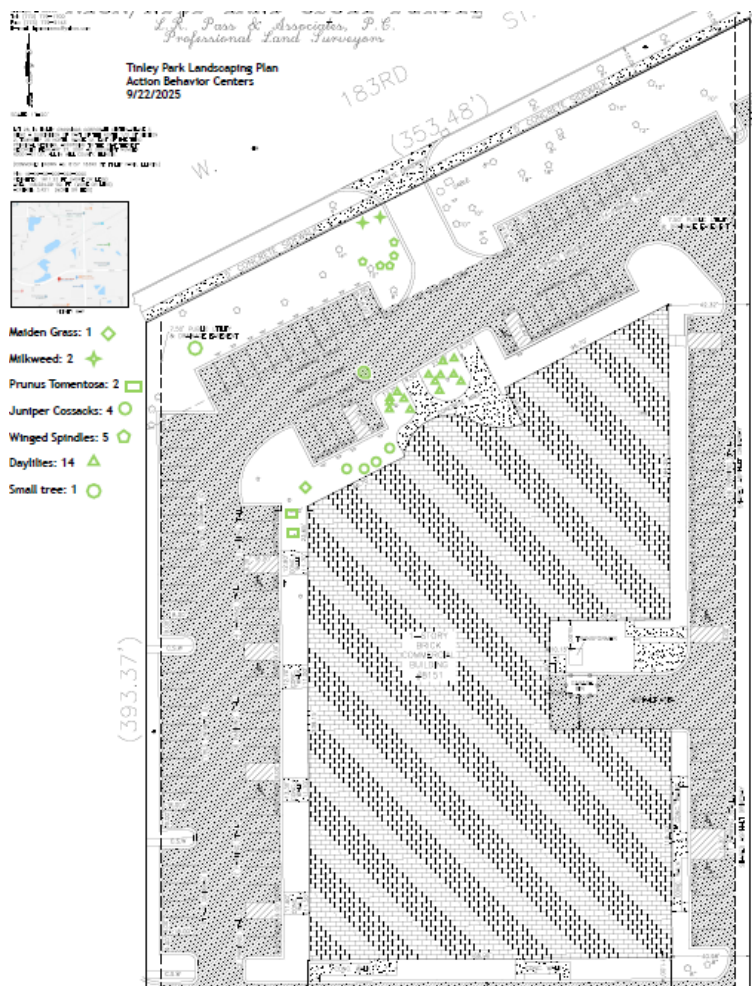
Existing landscaping in the footprint of the proposed outdoor play area is proposed for relocation toward the front of the building near 183rd Street. The Petitioner provided a photograph of the existing landscaping with labels, a landscaping plan, and several photographs of the associated proposed areas for landscape relocation. It should be noted the landscape plan only includes the proposed relocation of plantings, not existing plantings to remain in place. The submitted photographs help illustrate the context and location of the existing plantings to remain near the proposed relocations.



Current Landscaping Identified at Proposed Location for Outdoor Play Area

Overall, the proposed relocations do not appear to conflict with the context of the relocation areas, as the Petitioner has sought open locations that are in visible locations near the public view and right-of-way which will help further enhance the property's curb appeal. The Petitioner confirmed the property owner has approved the proposed relocation. The largest planting, a small tree is proposed in an open area toward the northwest part of the site (identified as a circle in the landscape plan). Other plantings are divided amongst the west side of the main curb cut to the property and along the north entry of the building and northwest part of the building.

A **condition** is listed stating if landscaping plantings are not maintained and or do not survive the proposed relocations, then equal quantity and replacement is required. A new landscaping plan would then be required for Village Planning staff review and approval.



Proposed Landscape Plan. Above Right Relocation for Small Tree, Bottom Right Relocation for Juniper Cossacks – Refer to Packet for All Photos

ARCHITECTURE, SIGNAGE, LIGHTING

No changes to architecture, exterior signage, lighting or parking are proposed.

STANDARDS FOR SITE PLAN APPROVAL

Section III.T.2. of the Zoning Ordinance requires that the conditions listed below must be met and reviewed for Site Plan approval. Specific findings are not required but all standards shall be considered to have been met upon review from the Plan Commission.

Architectural

- a. Building Materials: The size of the structure will dictate the required building materials (Section V.C. Supplementary District Regulations). Where tilt-up or pre-cast masonry walls (with face or thin brick inlay) are allowed vertical articulation, features are encouraged to mask the joint lines. Concrete panels must incorporate architectural finishes that comply with "Building Articulation" (Section III.U.5.h.) standards. Cast in place concrete may be used as an accent alternate building material (no greater than 15% per façade) provided there is sufficient articulation and detail to diminish it's the appearance if used on large, blank walls.
- b. Cohesive Building Design: Buildings must be built with approved materials and provide architectural interest on all sides of the structure. Whatever an architectural style is chosen, a consistent style of architectural composition and building materials are to be applied on all building facades.
- c. Compatible Architecture: All construction, whether it be new or part of an addition or renovation of an existing structure, must be compatible with the character of the site, adjacent structures and streetscape. Avoid architecture or building materials that significantly diverge from adjacent architecture. Maintain the rhythm of the block in terms of scale, massing and setback. Where a development includes outlots they shall be designed with compatible consistent architecture with the primary building(s). Site lighting, landscaping and architecture shall reflect a consistent design statement throughout the development.
- d. Color: Color choices shall consider the context of the surrounding area and shall not be used for purposes of "attention getting" or branding of the proposed use. Color choices shall be harmonious with the surrounding buildings; excessively bright or brilliant colors are to be avoided except to be used on a minor scale for accents.
- e. Sustainable architectural design: The overall design must meet the needs of the current use without compromising the ability of future uses. Do not let the current use dictate an architecture so unique that it limits its potential for other uses (i.e. Medieval Times).
- f. Defined Entry: Entrance shall be readily identifiable from public right-of-way or parking fields. The entry can be clearly defined by using unique architecture, a canopy, overhang or some other type of weather protection, some form of roof element or enhanced landscaping.
- g. Roof: For buildings 10,000 sf or less a pitched roof is required or a parapet that extends the full exterior of the building. For buildings with a continuous roof line of 100 feet or more, a change of at least five feet in height must be made for every 75 feet.
- h. Building Articulation: Large expanses of walls void of color, material or texture variation are to be avoided. The use of material and color changes, articulation of details around doors, windows, plate lines, the provision of architectural details such as "belly-bands" (decorative cladding that runs horizontally around the building), the use of recessed design elements, exposed expansion joints, reveals, change in texture, or other methods of visual relief are encouraged as a means to minimize the oppressiveness of large expanses of walls and break down the overall scale of the building into intermediate scaled parts. On commercial buildings, facades greater than 100 feet must include some form of articulation of the façade through the use of recesses or projections of at least 6 inches for at least 20% of the length of the façade. For industrial buildings efforts to break up the long façade shall be accomplished through a change in building material, color or vertical breaks of three feet or more every 250 feet.
- i. Screen Mechanicals: All mechanical devices shall be screened from all public views.

- j. Trash Enclosures: Trash enclosures must be screened on three sides by a masonry wall consistent with the architecture and building material of the building it serves. Gates must be kept closed at all times and constructed of a durable material such as wood or steel. They shall not be located in the front or corner side yard and shall be set behind the front building façade.

Site Design

- a. Building/parking location: Buildings shall be located in a position of prominence with parking located to the rear or side of the main structure when possible. Parking areas shall be designed so as to provide continuous circulation avoiding dead-end parking aisles. Drive-through facilities shall be located to the rear or side of the structure and not dominate the aesthetics of the building. Architecture for canopies of drive-through areas shall be consistent with the architecture of the main structure.
- b. Loading Areas: Loading docks shall be located at the rear or side of buildings whenever possible and screened from view from public rights-of-way.
- c. Outdoor Storage: Outdoor storage areas shall be located at the rear of the site in accordance with Section III.O.1. (Open Storage). No open storage is allowed in front or corner side yards and are not permitted to occupy areas designated for parking, driveways or walkways.
- d. Interior Circulation: Shared parking and cross access easements are encouraged with adjacent properties of similar use. Where possible visitor/employee traffic shall be separate from truck or equipment traffic.
- e. Pedestrian Access: Public and interior sidewalks shall be provided to encourage pedestrian traffic. Bicycle use shall be encouraged by providing dedicated bikeways and parking. Where pedestrians or bicycles must cross vehicle pathways a cross walk shall be provided that is distinguished by a different pavement material or color.

STANDARDS FOR A SPECIAL USE

Section X.J.5. of the Zoning Ordinance lists standards that need to be considered by the Plan Commission. The Plan Commission is encouraged to consider these standards (listed below) when analyzing a Special Use request. Staff has prepared draft responses for these Standards below. The standards can be modified, or changes as the Plan Commission deems fit based on their findings from the public hearing.

X.J.5. Standards: No Special Use shall be recommended by the Plan Commission unless said Commission shall find:

- a. That the establishment, maintenance, or operation of the Special Use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare;
The proposed outdoor play area will offer more well-rounded therapy to the children served by the existing Special Needs/Therapy Institution at the property. The outdoor play area will allow children and their therapist another setting to apply empirically validated methods of behavioral therapy to help each child reach their greatest potential and improve their quality of life.
- b. That the Special Use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood;
The proposed outdoor play area will occur in the area designated in the lease and within the hours specified 8am-4pm Monday-Friday. The proposed use is expected to maintain the property values in the neighborhood.
- c. That the establishment of the Special Use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;
The proposed outdoor play area will utilize currently landscaped space adjacent to the tenant's space of the building. Its location is also internal to the site. Thus it will not cause a disruption to surrounding tenants of the building or surrounding properties.
- d. That adequate utilities, access roads, drainage, and/or other necessary facilities have been or are being provided;
The subject property is existing and already has adequate utilities, access roads, drainage, and other necessary facilities. No further utilities are required for the outdoor play area.
- e. That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets; and
The outdoor play area is internal to the site, adjacent to parking stalls and located away from the building's main curb cut access point on 183rd Street.
- f. That the Special Use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the Village Board pursuant to the recommendation of the Plan Commission. The Village Board shall impose such conditions and restrictions upon the premises benefited by a Special Use Permit as may be necessary to ensure compliance with the above standards, to reduce or minimize the effect of such permit upon other properties in the neighborhood, and to better carry out the general intent of this Ordinance. Failure to comply with such conditions or restrictions shall constitute a violation of this Ordinance.
All requirements will be met.
- g. The extent to which the Special Use contributes directly or indirectly to the economic development of the community as a whole.

The proposed outdoor area will add value to the services already provided by Action Behavior Centers. This service will further help children on the autism spectrum to reach their fullest potential.

It is also important to recognize that a Special Use Permit does not run with the land and instead the Special Use Permit is tied to the Petitioner. This is different from a process such as a variance, since a variance will forever apply to the property to which it is granted. Staff encourages the Plan Commission to refer to Section X.J.6. to examine the conditions where a Special Use Permit will expire.

MOTIONS TO CONSIDER

If the Plan Commission wishes to take action, an appropriate wording of the motions would read:

If the Plan Commission wishes to take action, an appropriate wording of the motions would read:

Motion 1 (Special Use Permit):

"...make a motion to recommend that the Village Board grant the Petitioner, Connor Coleman, on behalf of Action Behavior Centers, a Special Use Permit to allow for an outdoor play area use and operations located at a previously approved *Special Needs/Therapy Institution* (for children's ABA therapy) at 8151 183rd Street, Suite B in the M-1 PD (General Manufacturing, Tinley Crossings PUD) Zoning District, according to the submitted plans and adopt the Findings of Fact as listed in the October 2, 2025 Staff Report.

Motion 2 (Site Plan/Architectural Approval):

~~"...make a motion to grant the Petitioner Luis Vazquez, on behalf of Toro Construction and Vazquez Group LLC doing business as Integrity Wall Inc. Site Plan and Architectural Approval to construct site improvements for an existing building and property at 17201 Ridgeland Avenue in the ORI (Office Restricted & Industrial) Zoning District, in accordance with the plans submitted in the October 2, 2025 staff report, subject to the following conditions:~~

- ~~1. Wheel stops will be required to provide additional protection to the outdoor play area from vehicles parking in the vicinity. A plan with material and location details is required for Village Planning and Building staff review and approval.~~
- ~~2. If landscaping plantings are not maintained and or do not survive the proposed relocations, then equal quantity and replacement is required. A new landscaping plan would then be required for Village Planning staff review and approval.~~

CORRECTION, MOTION PER STAFF REPORT TO READ:

"...make a motion to grant the Petitioner Connor Coleman, on behalf of Action Behavior Centers, Site Plan and Architectural Approval to construct an outdoor play area at 8151 183rd Street Suite B in the M-1 PD (General Manufacturing Tinley Crossings PUD) Zoning District, in accordance with the plans submitted in the October 2, 2025 staff report, subject to the following conditions:

1. Wheel stops will be required to provide additional protection to the outdoor play area from vehicles parking in the vicinity. A plan with material and location details is required for Village Planning and Building staff review and approval.
2. If landscaping plantings are not maintained and or do not survive the proposed relocations, then equal quantity and replacement is required. A new landscaping plan would then be required for Village Planning staff review and approval.

LIST OF REVIEWED PLANS

Submitted Sheet Name		Prepared By	Date On Sheet
1	Planning & Zoning General Application	Petitioner	7/12/2025
2	Special Addendum Response to Standards	Petitioner	Rec'd 7/21/2025
3	Narrative / Business Use Letter	Petitioner	9/15/2025
4	Plat of Survey	LR Pass	12/15/2017
5	Marked Up Plat of Survey w/ Proposed Location of Outdoor Play Area	Petitioner	7/21/2025
6	Aerial View of Proposed Location for Outdoor Play Area	Petitioner	7/21/2025
7	Front View of Proposed Location for Outdoor Play Area	Petitioner	7/21/2025
8	Fire Life Safety Plan of Outdoor Play Area with Floor Plan	Petitioner	7/21/2025
9	Site Plan & Color Renderings	Schwarz Hanson Architects	9/9/2025
10	Landscaping Plan – Proposed Relocation Only	Petitioner	9/22/2025
11	Photos of Areas for Proposed Landscaping Relocation (Context)	Petitioner	9/22/2025

LR Pass = L.R. Pass & Associates PC Professional Land Surveyors

Schwarz = Schwarz Hanson Architects

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO.2025-O-036

**AN ORDINANCE GRANTING ACTION BEHAVIOR CENTERS
A SPECIAL USE FOR A SUBSTANTIAL DEVIATION FROM THE TINLEY
CROSSINGS CORPORATE CENTER PUD TO CONSTRUCT AN OUTDOOR PLAY
AREA AT 8151 183RD STREET, SUITE B**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2025-O-036

**AN ORDINANCE GRANTING ACTION BEHAVIOR CENTERS
A SPECIAL USE FOR A SUBSTANTIAL DEVIATION FROM THE TINLEY
CROSSINGS CORPORATE CENTER PUD TO CONSTRUCT AN OUTDOOR PLAY
AREA AT 8151 183RD STREET, SUITE B**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, on December 17, 2024, the Village Board adopted Ordinance No. 2024-O-066, granting a Special Use Permit to allow for the operation of a Special Needs/Therapy Institution to Connor Coleman on behalf of Action Behavior Centers at 8151 183rd Street, Suite A; and

WHEREAS, the building at a point following the granting of said previous ordinance re-addressed the building at 8151 183rd Street such that the premises occupied by Action Behavior Centers are now addressed as Suite B, rather than Suite A as it was known at the time of the adoption of said ordinance; and

WHEREAS, a petition for the granting of a Special Use for a substantial deviation from the Tinley Crossings Corporate Center PUD to construct an outdoor play area use and operations located at a previously approved Special Use Permit for a Special Needs/Therapy Institution (for children's ABA therapy) at 8151 W. 183rd Street, Suite B, Tinley Park, Illinois 60487 ("Subject Property") has been filed by Connor Coleman on behalf of Action Behavior Centers ("Petitioner") with the Village Clerk of this Village and has been referred to the Plan Commission of the Village and has been processed in accordance with the Tinley Park Zoning Ordinance; and

WHEREAS, said Plan Commission held a public hearing on the question of whether the Special Use should be granted on October 2, 2025, at the Village Hall at which time all persons present were afforded an opportunity to be heard and give testimony; and

WHEREAS, public notice in the form required by law was given of said public hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said public hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, the Plan Commission voted 7-0 to recommend approval of the request by the Petitioner and has filed its report of findings and recommendations that the proposed Special Use

be approved with this Village President and Board of Trustees, and this Village President and Board of Trustees has duly considered said report of findings and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Special Use; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as findings of facts as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioner has provided evidence establishing that they have met the standards for granting the Special Use Permit as set forth in Section X.J.5 of the Zoning Ordinance, and the proposed granting of the Special Use Permit as set forth herein is in the public good and in the best interest of the Village and its residents and is consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance.

X.J.5. Standards: No Special Use shall be recommended by the Plan Commission unless said Commission shall find:

- a) That the establishment, maintenance, or operation of the Special Use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare;
 - *The proposed outdoor play area will offer more well-rounded therapy to the children served by the existing Special Needs/Therapy Institution at the property. The outdoor play area will allow children and their therapist another setting to apply empirically validated methods of behavioral therapy to help each child reach their greatest potential and improve their quality of life.*
- b) That the Special Use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood;
 - *The proposed outdoor play area will occur in the area designated in the lease and within the hours specified 8am-4pm Monday-Friday. The proposed use is expected to maintain the property values in the neighborhood.*
- c) That the establishment of the Special Use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;
 - *The proposed outdoor play area will utilize currently landscaped space adjacent to the tenant's space of the building. Its location is also internal to the site. Thus it will not cause a disruption to surrounding tenants of the building or surrounding properties.*

- d) That adequate utilities, access roads, drainage, and/or other necessary facilities have been or are being provided;
 - *The subject property is existing and already has adequate utilities, access roads, drainage, and other necessary facilities. No further utilities are required for the outdoor play area.*
- e) That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets;
 - *The outdoor play area is internal to the site, adjacent to parking stalls and located away from the building's main curb cut access point on 183rd Street.*
- f) That the Special Use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the Village Board pursuant to the recommendation of the Plan Commission. The Village Board shall impose such conditions and restrictions upon the premises benefited by a Special Use Permit as may be necessary to ensure compliance with the above standards, to reduce or minimize the effect of such permit upon other properties in the neighborhood, and to better carry out the general intent of this Ordinance. Failure to comply with such conditions or restrictions shall constitute a violation of this Ordinance; and
 - *All requirements will be met.*
- g) The extent to which the Special Use contributes directly or indirectly to the economic development of the community as a whole.
 - *The proposed outdoor area will add value to the services already provided by Action Behavior Centers. This service will further help children on the autism spectrum to reach their fullest potential.*

SECTION 3: The Special Use set forth herein below shall be applicable to the following described property.

LEGAL DESCRIPTION:

LOT 28, IN TINLEY CROSSINGS CORPORATE CENTER-PHASE 3, BEING A SUBDIVISION OF PART OF THE NORTH ½ OF SECTION 2 TOWNSHIP 35 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 27, 2001 AS DOCUMENT NUMBER R2001-21137, ALL IN WILL COUNTY, ILLINOIS.

PARCEL IDENTIFICATION NUMBER: 19-09-02-205-022-0000

COMMONLY KNOWN AS: 8151 183rd Street, Suite B, Tinley Park, Illinois

PETITIONER: Connor Coleman of Action Behavior Centers

SECTION 4: That a Special Use for a substantial deviation from the Tinley Crossings Corporate Center PUD to construct an outdoor play area in the M-1 PD (General Manufacturing, Tinley Crossings Corporate Center PUD) Zoning District, is hereby granted to the Petitioner Connor

Coleman of Action Behavior Centers, in accordance with the “List of Reviewed Plans” attached hereto as **Exhibit A**.

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 21st day of October 2025.

AYES:

NAYS:

ABSENT:

APPROVED THIS 21st day of October 2025.

ATTEST:

VILLAGE PRESIDENT

VILLAGE CLERK

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2025-O-036, “AN ORDINANCE GRANTING ACTION BEHAVIOR CENTERS A SPECIAL USE FOR A SUBSTANTIAL DEVIATION FROM THE TINLEY CROSSINGS CORPORATE CENTER PUD TO CONSTRUCT AN OUTDOOR PLAY AREA AT 8151 183RD STREET, SUITE B” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October 2025.

VILLAGE CLERK

Exhibit A

Per October 2, 2025, Plan Commission Public Hearing Staff Report

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LR Pass = L.R. Pass & Associates PC Professional Land Surveyors

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TO: VILLAGE OF TINLEY PARK PRESIDENT AND BOARD OF TRUSTEES

FROM: VILLAGE OF TINLEY PARK PLAN COMMISSION

SUBJECT: MINUTES OF THE OCTOBER 2, 2025 REGULAR MEETING

ITEM 1: PUBLIC HEARING – ACTION BEHAVIOR CENTERS – 8151 183rd STREET, SUITE B – SPECIAL USE FOR SPECIAL NEEDS/THERAPY INSTITUTION

Consider recommending that the Village Board grant Connor Coleman on behalf of Action Behavior Center, a Special Use for an outdoor play area located at a previously approved Special Needs/Therapy Institution at 8151 183rd Street, Suite B in the M-1 PD (General Manufacturing, Tinley Crossings PUD) Zoning District. Site Plan/Architectural approval will also be considered at the meeting.

Present Plan Commissioners: James Gaskill
Angela Gatto
Terry Hamilton
Eduardo Mani
Andrae Marak
Edgar Montalvo
Acting Chair Amanda Martinez

Absent Plan Commissioners: Steve Sepessy
Chairman Garrett Gray

Village Staff: Michael Coleman, Interim Comm. Development Director
Lori Kosmatka, Senior Planner
Michael O. Whalen, Associate Planner

Petitioners: Alex Rayburn, Action Behavior Centers
Jacquelyn Fara, Action Behavior Centers

Members of the Public: none

ACTING CHAIR MARTINEZ introduced item #1. She noted the proof of publication.

COMMISSIONER GASKILL made a motion to open the Public Hearing. COMMISSIONER MANI seconded. Voice vote. All in favor. Motion carried.

Lori Kosmatka, Senior Planner, presented the staff report.

ACTING CHAIR MARTINEZ invited the Petitioner to speak.

Alex Rayburn and Jacquelyn Fara of Action Behavior Centers were sworn in. Mr. Rayburn stated that the outdoor play area will add to the overall therapy experience. It allows for better integration

for the children for when they go to school, interact better with others in public, and improve motor growth skills. Although we did not initially request this outdoor area, we do see the need for it now.

ACTING CHAIR MARTINEZ

COMMISSIONER GASKILL said he likes the idea and doesn't see any problems with it.

COMMISSIONERS MONTALVO, HAMILTON, and MARAK had no comment.

COMMISSIONER MANI likes the idea. He had a question about the fencing and parking spaces. He asked, as looking at this as an architect, if a bollard could be put at mid-point of all the parking spaces adjacent to it. This could be for safety from cars. Aside from that, this is a great experience that will enhance the therapy.

Mr. Rayburn said that he along with Staff Lori Kosmatka had suggested a wheel stop, but if the Commission feels a bollard would be more pertinent, then we could explore that.

COMMISSIONER MANI suggested alternatively that the wheel stops could be larger to buffer the cars back.

COMMISSIONER GASKILL noted that there have been some issues of cars driving into buildings the last few months.

COMMISSIONER GATTO agreed that there should not just be curb stops. She thinks there should be cement pillars, bollards in case a grandparent may come to pick up their grandchild and accidentally hit the gas instead of the brake and go through there. She feels that just for their own safety that it would help.

ACTING CHAIR MARTINEZ agreed. She said a bollard instead of wheel stops or perhaps both could work. She also said she is struggling with is the screening as it is a see-through fence. She would like to see some sort of privacy on-site. She asked the Petitioner if they are amenable to that.

Jacquelyn Fara said they are amenable. She said they do have a privacy screen that goes around the fence as an option.

ACTING CHAIR MARTINEZ asked if anyone else from the public wished to testify or speak. None came forward. Seeing none, she requested a motion to close the public hearing.

COMMISSIONER GASKILL made a motion to close the public hearing. Seconded by COMMISSIONER MONTALVO. Voice vote. All in favor. Motion carried.

Lori Kosmatka, Senior Planner, presented the standards for approval.

COMMISSIONER GATTO made a motion to recommend that the Village Board grant the

Petitioner, Connor Coleman, on behalf of Action Behavior Centers, a Special Use Permit to allow for an outdoor play area use and operations located at a previously approved Special Needs/Therapy Institution (for children's ABA therapy) at 8151 183rd Street, Suite B in the M-1 PD (General Manufacturing, Tinley Crossings PUD) Zoning District, according to the submitted plans and adopt the Findings of Fact as listed in the October 2, 2025 Staff Report. COMMISSIONER MONTALVO seconded. Roll call vote. All in favor. Motion carried.

ACTING CHAIR MARTINEZ requested a motion on the Site Plan. She noted that conditions would be added for bollards and privacy screen.

COMMISSIONER MARAK asked if the condition could be changed to have bollards instead of wheel stops.

Lori Kosmatka, Senior Planner, offered that they could add both if they choose.

COMMISSIONER HAMILTON asked for clarification that a wheel stop is a parking curb. He asked if Staff feels it would be adequate to recommending the best protection for that area whether it would be a wheel stop, bollard, or taller curb such as one-foot. He noted bollards have space in between them. He noted they are not experts in protection, and there could be some flexibility left for Staff to come up with the best solution.

COMMISSIONER MANI figured the bollards would be placed in the midpoints of the parking stalls.

COMMISSIONER GASKILL figured if the bollards are set up correctly then the wheel stops would not make much difference.

ACTING CHAIR MARTINEZ proposed that perhaps the condition could say wheel stops and/or bollards.

COMMISSIONER MARAK said if it is "and/or" then it might as well just be wheel stops.

COMMISSIONER GATTO suggested "bollards and/or wheel stops" with the bollards first over the wheel stops.

COMMISSIONER GASKILL suggested not to have the "and/or".

COMMISSIONER MARAK noted if it is just "or" then it will just be wheel stops.

COMMISSIONER GASKILL suggested just having bollards.

Jacquelyn Fara said they are happy to do both. She said that for us, it is about the safety of the kids. They have also done concrete planters, which are about 3-5,000 pounds so a car would not move it.

ACTING CHAIR MARTINEZ suggested that it would be wheel stops and/or bollards trusting Staff and the Applicant to move forward with that. She suggested an additional condition to have a privacy screen around the fence. She requested a motion on the Site Plan.

COMMISSIONER GASKILL noted the motion language for the Site Plan Approval required a

correction due to a scrivener's error of having the wrong Petitioner information in the motion language. Lori Kosmatka, Senior Planner, assisted COMMISSIONER HAMILTON in constructing the appropriate Petitioner information in the motion language.

COMMISSIONER HAMILTON made a motion to grant the Petitioner Connor Coleman, on behalf of Action Behavior Centers, Site Plan and Architectural Approval to construct an outdoor play area at 8151 183rd Street Suite B in the M-1 PD (General Manufacturing Tinley Crossings PUD) Zoning District , in accordance with the plans submitted in the October 2, 2025 staff report, subject to the following conditions:

- 1. Wheel stops and bollards will be required to provide additional protection to the outdoor play area from vehicles parking in the vicinity. A plan with material and location details is required for Village Planning and Building staff review and approval.*
- 2. If landscaping plantings are not maintained and or do not survive the proposed relocations, then equal quantity and replacement is required. A new landscaping plan would then be required for Village Planning staff review and approval.*
- 3. A privacy screening will be constructed around the fencing.*

COMMISSIONER GATTO seconded. Roll call vote. All in favor. Motion carried.

ACTING CHAIR MARTINEZ noted the item would go before the Village Board on October 21, 2025.

THE VILLAGE OF TINLEY PARK

**Cook County, Illinois
Will County, Illinois**

**ORDINANCE
NO. 2025-O-037**

**AN ORDINANCE DENYING A VARIATION FROM SECTIONS III.H.1. AND
VIII.A.6. OF THE ZONING ORDINANCE TO ALLOW A DRIVEWAY CURB
CUT EXCEEDING THE 30-FOOT MAXIMUM WIDTH AT 4 MESSINA CT
(REESE)**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2025-O-037

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CUT EXCEEDING THE 30-FOOT MAXIMUM WIDTH AT 4 MESSINA CT
(REESE)**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, a petition for the granting of a variation from Sections III.H.1 and VIII.A.6. of the Zoning Ordinance to allow a driveway curb cut exceeding the 30-foot maximum width ("Variation") at 4 Messina Court ("Subject Property") has been filed by Nicole Reese ("Petitioner") with the Village Clerk of this Village and has been referred to the Plan Commission of the Village and processed in accordance with the Tinley Park Zoning Ordinance; and

WHEREAS, said Plan Commission held a public hearing on the question of whether the Variation should be granted on September 18, 2025, at the Village Hall of this Village of Tinley Park ("Village"), at which time all persons were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said public hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said public hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, the Plan Commission voted 5-1 and has filed its report of findings and recommendations that the proposed Variation be approved with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, at the October 7, 2025 Village Board meeting, a motion was made to adopt Ordinance 2025-O-033 to grant the Variation, and said motion failed 1-3; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to deny said Variation.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as Findings of Fact as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioners have not provided evidence establishing that they have met the standards for granting the Variation as set forth in Section X.G.4. of the Zoning Ordinance, and the proposed denial of the Variation as set forth herein is in the public good and in the best interest of the Village and its residents and is consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance.

Section X.G.4. Standards: The Board or Plan Commission, as the case may be, shall not recommend a Variation of the regulations of this Ordinance, as authorized herein, unless it shall have made Findings of Fact, based upon the evidence presented to it, in each case that:

- a. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located;
The property may still be used as a detached house with a 30-foot driveway.
- b. The plight of the owner is due to unique circumstances;
The Petitioner was misled by their architect on the impact of deviating from the plans approved with the building permit application. The Petitioner asserts that their architect was responsible for submitting all plans, and the architect neglected to submit the plan for a wider driveway.
- c. The variation, if granted, will not alter the essential character of the locality; and
Many houses in the neighborhood have large driveways but comply with the maximum curb-cut width.
- d. Additionally, the Plan Commission shall also, in making its determination whether there are practical difficulties or particular hardships, take into consideration the extent to which the following facts favorable to the Petitioner have been established by the evidence:
 - (1) The particular physical surroundings, shape, or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out;
 - (2) The conditions upon which the petition for a Variation is based would not be applicable, generally, to other property within the same zoning classification;
 - (3) The purpose of the Variation is not based exclusively upon a desire to make more money out of the property;

- (4) The alleged difficulty or hardship has not been created by the owner of the property, or by a previous owner;
- (5) The granting of the Variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and
- (6) The proposed Variation will not impair an adequate supply of light and air to an adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

SECTION 3: The Variation set forth herein below shall be applicable to the following described property:

LEGAL DESCRIPTION: LOT 18 IN BLOCK 2 IN ODYSSEY CLUB PHASE 1, A PLANNED UNIT DEVELOPMENT BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 AND THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

PARCEL IDENTIFICATION NUMBER: 31-07-405-018-0000

COMMONLY KNOWN AS: 4 Messina Ct, Tinley Park, IL

PETITIONER: Nicole Reese

SECTION 4: That the Variation from Sections III.H.1. and VIII.A.6. of the Zoning Ordinance to allow a 49-foot-9-inch-wide driveway curb cut, exceeding the 30-foot maximum width, is hereby denied at the Subject Property in the R-2 PD (Single-Family Residential, Odyssey PUD) Zoning District, in accordance with the "List of Reviewed Plans" attached hereto as **Exhibit A**.

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 21st day of October 2025.

AYES:

NAYS:

ABSENT:

APPROVED THIS 21st day of October 2025.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance 2025-O-037, “AN ORDINANCE DENYING A VARIATION FROM SECTIONS III.H.1. AND VIII.A.6. OF THE ZONING ORDINANCE TO ALLOW A DRIVEWAY CURB CUT EXCEEDING THE 30-FOOT MAXIMUM WIDTH AT 4 MESSINA CT (REESE)” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October 2025.

VILLAGE CLERK

Exhibit A

Per the September 18, 2025, Plan Commission Public Hearing Staff Report

Submitted Sheet Name		Prepared By	Date On Sheet
1	Application and Variation Addendum	Petitioner	8/21/2025
2	Narrative	Petitioner	8/21/2025
3	Title Policy	Fidelity National	3/13/2025
4	As-Built Survey	Martin M. Engineering, Inc	8/13/2025
5	Building Official Approved Plans	Linden Group, Inc.	9/26/2023
6	Homeowner as General Contractor Affidavit	Petitioner	9/12/2023

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2025-O-033

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**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

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VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2025-O-033

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WHEREAS, a petition for the granting of a variation from Sections III.H.1 and VIII.A.6. of the Zoning Ordinance to allow a driveway curb cut exceeding the 30-foot maximum width ("Variation") at 4 Messina Court ("Subject Property") has been filed by Nicole Reese ("Petitioners") with the Village Clerk of this Village and has been referred to the Plan Commission of the Village and processed in accordance with the Tinley Park Zoning Ordinance; and

WHEREAS, said Plan Commission held a public hearing on the question of whether the Variation should be granted on September 18, 2025, at the Village Hall of this Village of Tinley Park ("Village"), at which time all persons were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said public hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said public hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, the Plan Commission voted 5-1 and has filed its report of findings and recommendations that the proposed Variation be approved with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Variation.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as Findings of Fact as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioners have provided evidence establishing that they have met the standards for granting the Variation as set forth in Section X.G.4. of the Zoning Ordinance, and the proposed granting of the Variation as set forth herein is in the public good and in the best interest of the Village and its residents and is consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance.

Section X.G.4. Standards: The Board or Plan Commission, as the case may be, shall not recommend a Variation of the regulations of this Ordinance, as authorized herein, unless it shall have made Findings of Fact, based upon the evidence presented to it, in each case that:

- a. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located;
The property may still be used as a detached house with a 30-foot driveway.
- b. The plight of the owner is due to unique circumstances;
The Petitioner was misled by their architect on the impact of deviating from the plans approved with the building permit application. The Petitioner asserts that their architect was responsible for submitting all plans, and the architect neglected to submit the plan for a wider driveway.
- c. The variation, if granted, will not alter the essential character of the locality; and
Many houses in the neighborhood have large driveways but comply with the maximum curb-cut width.
- d. Additionally, the Plan Commission shall also, in making its determination whether there are practical difficulties or particular hardships, take into consideration the extent to which the following facts favorable to the Petitioner have been established by the evidence:
 - (1) The particular physical surroundings, shape, or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out;
 - (2) The conditions upon which the petition for a Variation is based would not be applicable, generally, to other property within the same zoning classification;
 - (3) The purpose of the Variation is not based exclusively upon a desire to make more money out of the property;

- (4) The alleged difficulty or hardship has not been created by the owner of the property, or by a previous owner;
- (5) The granting of the Variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and
- (6) The proposed Variation will not impair an adequate supply of light and air to an adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

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PARCEL IDENTIFICATION NUMBER: 31-07-405-018-0000

COMMONLY KNOWN AS: 4 Messina Ct, Tinley Park, IL

PETITIONER: Nicole Reese

SECTION 4: That the Variation from Sections III.H.1. and VIII.A.6. of the Zoning Ordinance to allow a 49-foot-9-inch-wide driveway curb cut, exceeding the 30-foot maximum width, is hereby granted to the Petitioner at the Subject Property in the R-2 PD (Single-Family Residential, Odyssey PUD) Zoning District, in accordance with the "List of Reviewed Plans" attached hereto as Exhibit A.

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 7th day of October 2025.

AYES: Sullivan

NAYS: Brady, Brennan, Shaw

ABSENT: Mahoney, Mueller

APPROVED THIS 7th day of October 2025.

ATTEST:

Naomi O'Connor
VILLAGE CLERK

Michael W. Stoj
VILLAGE PRESIDENT

FAILED

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O'CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2025-O-033, "AN ORDINANCE GRANTING A VARIATION FROM SECTIONS III.H.1. AND VIII.A.6. OF THE ZONING ORDINANCE TO ALLOW A DRIVEWAY CURB CUT EXCEEDING THE 30-FOOT MAXIMUM WIDTH AT 4 MESSINA CT (REESE)" which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 8, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of October 2025.


VILLAGE CLERK

Exhibit A

Per the September 18, 2025, Plan Commission Public Hearing Staff Report

	Submitted Sheet Name	Prepared By	Date On Sheet
1	Application and Variation Addendum	Petitioner	8/21/2025
2	Narrative	Petitioner	8/21/2025
3	Title Policy	Fidelity National	3/13/2025
4	As-Built Survey	Martin M. Engineering, Inc	8/13/2025
5	Building Official Approved Plans	Linden Group, Inc.	9/26/2023
6	Homeowner as General Contractor Affidavit	Petitioner	9/12/2023



Interoffice Memo

Date: October 15, 2025

To: Village Board

From: Michael Glotz, Mayor

Subject: Youth Sports AED Donation – Agreement & Release

Youth sports organizations must have an Automated External Defibrillator (AED) readily available at their practices and games to ensure safety in emergencies. The Village places a strong emphasis on the health and safety of its coaches, parents, fans, and youth, and is dedicated to fostering an environment that encourages children to stay active and healthy. Therefore, the Village will be donating AED devices to the Tinley Park Bulldogs and Bobcats, who practice and play on property managed by the Tinley Park Park District. This donation is a direct reflection of the Village's unwavering commitment to community well-being and its support for organizations dedicated to youth development. In exchange for this donation, the organizations are required to provide a signed waiver that releases the Village from any future claims related to the use, maintenance, or operation of the AED units.



Interoffice Memo

Date: October 15, 2025

To: Village Board

From: Michael Glotz, Mayor

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Interoffice Memo

Date: October 7, 2025

To: Tinley Park Village Board

From: Donna Framke and Hannah Gacek

Subject: Winter Tourism Marketing Initiatives and Recommendations

For the last couple of years (since disbanding from the CSCVB) the Village has been reinvesting a portion of hotel/motel tax revenue to build brand awareness and enhance tourism initiatives. The objective is to reach leisure travelers outside of Tinley Park who may not be fully aware of the many hospitality amenities that the community has to offer. As Harmony Square prepares for its first winter season showcasing the synthetic ice rink, curling lanes and festive holiday light show, effective tourism marketing is essential to attract both residents and visitors.

The most recent leisure traveler campaign, coordinated with Manicz Media, ran from May through August 2025. Manicz was selected because of their robust premium website inventory in a variety of site categories and ability to efficiently coordinate the placement of display ads, programmatic social ads and connected TV commercials to our targeted audience. The campaign showed great success with over **3 million impressions and over 10,600 ad clicks** throughout its duration, surpassing expectations in reaching and engaging the targeted audiences.

We recommend initiating another campaign with Manicz Media for the winter to promote seasonal Harmony Square activities, utilizing their *Micro-Persona Audience Segmentation* feature which provides enhanced targeting precision, putting our message in front of those that are most likely to be interested/take action.

The campaign will take place from December 2025 through February 2026 and consist of **connected TV commercials** on premium placements such as Netflix, Hulu, Peacock and more; **viewer retargeting** to drive direct response with other media solutions; **programmatic social ads** that take on the look and feel of social media posts that link directly to our website; **click focused display advertising** optimized towards a variety of segments including travel enthusiasts, music festival goers, food and wine aficionados, adventure travelers, and more. The cost of this campaign is \$20,000.

We also are recommending continuing the use of **Blip Digital Billboard advertising**, which allows users to set a daily budget, run time and specific location for advertising. Blip allows us to achieve the traction of traditional billboard advertising with the ability to control when and where the campaign runs and tweak/update messaging at any time. A campaign incorporating billboards located along I-294 and I-55 (in directions heading towards Tinley Park) will achieve 2-2.8k “blips” and 167.9-239.9k impressions per month. This initiative would run from December through February and cost \$2,700.

Messaging will continue to reflect the fun, lively *Life Amplified* brand, promote the brand-new seasonal, festive activities taking place, and drive viewers to the HarmonySquare.org website where they can familiarize themselves with the great features and amenities of both Harmony Square and Tinley Park as a whole.

The recommended initiatives provide a good mix of brand-specific, high-traffic advertising. Funding for these campaigns is a budgeted expense from Hotel Motel tax with a total spend of \$22,700.

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

**RESOLUTION
NO. 2025-R-124**

**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY
PARK AND MANICZ MEDIA FOR A WINTER TOURISM MARKETING CAMPAIGN**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

RESOLUTION NO. 2025-R-124

A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND MANICZ MEDIA FOR A WINTER TOURISM MARKETING CAMPAIGN

WHEREAS, the Village of Tinley Park, Cook and Will Counties, Illinois, is a Home Rule Unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have considered entering into a Contract with Manicz Media, a true and correct copy of such Contract being attached hereto and made a part hereof as **EXHIBIT 1**; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interests of said Village of Tinley Park that said Contract be entered into by the Village of Tinley Park;

NOW, THEREFORE, Be It Resolved by the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, as follows:

Section 1: The Preambles hereto are hereby made a part of, and operative provisions of, this Resolution as fully as if completely repeated at length herein.

Section 2: That this President and Board of Trustees of the Village of Tinley Park hereby find that it is in the best interests of the Village of Tinley Park and its residents that the aforesaid "Contract" be entered into and executed by said Village of Tinley Park, with said Contract to be substantially in the form attached hereto and made a part hereof as **EXHIBIT 1**.

Section 3: That the President and Clerk of the Village of Tinley Park, Cook and Will Counties, Illinois are hereby authorized to execute for and on behalf of said Village of Tinley Park the aforesaid Contract.

Section 4: That this Resolution shall take effect from and after its adoption and approval.

ADOPTED this 21st day of October, 2025, by the Corporate Authorities of the Village of Tinley Park on a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 21st day of October, 2025, by the President of the Village of Tinley Park.

Village President

ATTEST:

Village Clerk

EXHIBIT 1

MANICZ MEDIA CONTRACT

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2025-R-124, “**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND MANICZ MEDIA FOR A WINTER TOURISM MARKETING CAMPAIGN,**” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21st, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October, 2025.

VILLAGE CLERK



Interoffice Memo

Date: October 15, 2025

To: Pat Carr, Village Manager
Hannah Lipman, Assistant Village Manager

From: Thomas Tilton, Police Chief

Subject: Consider a resolution approving an intergovernmental agreement with the village of Orland Park for the use of Indoor Public Safety Training Center

Presented for Committee of the Whole and Village Board discussion and action.

Description:

I would like to request the Village Board to consider a resolution which would approve an Intergovernmental Agreement with the Village of Orland Park which would allow the Tinley Park Police Department to use an indoor public safety training center for critical police training such as firearms proficiency, rapid deployment, defensive tactics and use of force; owned by the Village of Orland Park, and Operated by the Orland Park Police Department.

Staff Direction Request:

1. Approve the Resolution as proposed.
2. Direct staff as necessary.

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

**RESOLUTION
NO. 2025-R-130**

**A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT
WITH THE VILLAGE OF ORLAND PARK FOR THE USE OF
INDOOR PUBLIC SAFETY TRAINING CENTER**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

RESOLUTION NO. 2025-R-130

**A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT
WITH THE VILLAGE OF ORLAND PARK FOR THE USE OF
INDOOR PUBLIC SAFETY TRAINING CENTER**

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have considered entering into an Intergovernmental Agreement with the Village of Orland Park, a true and correct copy of such Intergovernmental Agreement being attached hereto and made a part hereof as **EXHIBIT 1**; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interests of said Village of Tinley Park that said Intergovernmental Agreement be entered into by the Village of Tinley Park, and but for the provision of the inducements therein the property would not be developed as provided therein;

NOW, THEREFORE, Be It Resolved by the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, as follows:

Section 1: The Preambles hereto are hereby made a part of, and operative provisions of, this Resolution as fully as if completely repeated at length herein.

Section 2: That this President and Board of Trustees of the Village of Tinley Park hereby find that it is in the best interests of the Village of Tinley Park and its residents that the aforesaid "Intergovernmental Agreement" be entered into and executed by said Village of Tinley Park, with said Agreement to be substantially in the form attached hereto and made a part hereof as **EXHIBIT 1**.

Section 3: That the President and Clerk of the Village of Tinley Park, Cook and Will Counties, Illinois are hereby authorized to execute for and on behalf of said Village of Tinley Park the aforesaid Intergovernmental Agreement.

Section 4: That this Resolution shall take effect from and after its adoption and approval.

ADOPTED this 21st day of October 2025, by the Corporate Authorities of the Village of Tinley Park on a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 21st day of October 2025, by the President of the Village of Tinley Park.

Village President

ATTEST:

Village Clerk

EXHIBIT 1

INTERGOVERNMENTAL AGREEMENT WITH THE VILLAGE OF ORLAND PARK FOR THE USE OF INDOOR PUBLIC SAFETY TRAINING CENTER

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2025-R-130, “**A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT WITH THE VILLAGE OF ORLAND PARK FOR THE USE OF INDOOR PUBLIC SAFETY TRAINING CENTER,**” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park on this 21st day of October 2025.

VILLAGE CLERK

**A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT
WITH THE VILLAGE OF ORLAND PARK FOR THE USE OF
INDOOR PUBLIC SAFETY TRAINING CENTER**

WHEREAS, the Village of Orland Park (the “Orland Park”) owns, and the Orland Park Police Department (the “Department”) operates an indoor public safety training center (the “Training Center”) for critical police training such as firearms proficiency, rapid deployment, defensive tactics and use of force; and

WHEREAS, the Village of Tinley Park (“Tinley Park”) desires to contract with the Orland Park to use the Training Center and its facilities and equipment for training purposes; and

WHEREAS, pursuant to Article VII, Section 10 of the Illinois Constitution, the Department is authorized to contract or otherwise associate with units of local government and persons and in any manner not prohibited by law or ordinance; and

WHEREAS, pursuant to the Intergovernmental Cooperation Act, any power, privilege or authority that may be exercised or enjoyed by a public agency, may be exercised and enjoyed jointly with other public agencies, 5 ILCS 220/1 *et seq.*; and

WHEREAS, the Illinois Police Training Act, 50 ILCS 705/1, *et seq.*, sets minimum requirements for police officer training and firearm qualification; and

WHEREAS, it is in Tinley Park’s best interest to approve and enter into an intergovernmental agreement, in substantially the form attached hereto as Exhibit A (the “Intergovernmental Agreement”).

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois **THAT**:

Section 1: Recitals. The recitals set forth above are incorporated as a part of this Resolution by this reference.

Section 2: Approval of Intergovernmental Agreement. The Intergovernmental Agreement is hereby approved in substantially the form attached hereto. The Village Mayor, Chief of Police, and Village Clerk are authorized and directed, on behalf of Tinley Park, to execute and attest to the Intergovernmental Agreement, in substantially the form attached hereto, and whatever other documents are necessary to effectuate the transactions contemplated by the Intergovernmental Agreement.

Section 3: Effective Date. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

PASSED this _____ day of _____, 2025

AYES:

NAYS:

APPROVED this _____ day of _____, 2025

Michael W. Glotz, Mayor

ATTEST:

Nancy M. O'Connor, Village Clerk



USER AGREEMENT

This Agreement is entered into this _____ day of _____, 2025 by and between the Village of Orland Park ("Village") and the Village of Tinley Park ("Agency"). In consideration of the mutual covenants contained herein, the Parties agree as follows:

This Public Safety Training Center User Agreement ("Agreement") is intended to provide the Agency with access to the Orland Park Police Training Center ("Facility") including the shooting range, simulator, ammunition storage, equipment and classroom for training purposes.

The Facility shall be operated in accordance with the Orland Park Police Department's Training Facility Standard Operating Procedures ("S.O.P.") attached as Exhibit A and incorporated herein. No one will be allowed to use, train or shoot on the Range until they have read and agreed by signature to abide by the S.O.P.

An Orland Park Police Department Certified Range Officer ("OPPD Range Officer") or a properly vetted and certified Agency Range Officer ("Agency Range Officer") shall be present at all times during the Agency's use of the Facility. The OPPD Range Officer or the Agency Range Officer shall orient Agency personnel using the Facility as to the S.O.P.: Safety Rules and Regulations; General Range information; Facilities and Equipment; and Rules of Conduct. The Agency shall inform all its employees of this information. The Agency Range Officer shall be certified by both the Illinois Law Enforcement Training Standards Board and the Orland Park Police Department and will be provided independent access to the Facility. The Orland Park Chief of Police, or designee, may revoke or suspend an Agency Range Officer's certification at any time as a result of unsafe behavior, damage to property, unsafe firearm or ammunition usage, intoxication, or failure to adhere to safety and procedural standards by the Agency Range Officer or agency personnel (including retirees) under his command.

The Agency shall provide its own weapons, ammunition, ear protection, eye protection, body armor, cleaning equipment, and targets. The Agency shall pay for and/or replace any property or equipment damaged while using the Facility. The Village will make available limited space where the Agency can store ammunition at the Facility. The Agency will be required to furnish, at its own cost, an ammunition storage cabinet, as approved by the Village. The Village is not responsible for any loss or damage of any items kept by the Agency in the ammunition storage cabinet.

The days and times of Facility operation and scheduling of training and related activities shall be determined by the Orland Park Chief of Police or designee. In case of an emergency, training can be halted by the Orland Park Chief of Police or designee.

Any questions, complaints or commendations related to services provided under this Agreement should be directed to the contact person designated by the Orland Park Chief of Police. If a dispute between the Parties as to the extent of service or performance pertaining to the operation of this Agreement arises, the Orland Park Chief of Police's determination shall be final.

BILLING AND PAYMENT

The Agency shall be billed monthly for the use of the Facility and shall deliver payment within 30 days of receipt. The following rates are in effect. By January 1st of each year, the Agency will commit to one of the following tiers for the following 12-months.

Without Orland Park Range Officer

- Tier 1 - \$375 per hour when purchasing 32-hour blocks of time per month.
- Tier 2 - \$540 per hour when purchasing less than 32-hour blocks of time per month.

With Orland Park Range Officer

- Tier 3 - \$475 per hour when purchasing 32-hour blocks of time per month.
- Tier 4 - \$640 per hour when purchasing less than 32-hour blocks of time per month.

Blocks of time can roll over monthly but do not transfer at the end of the year. The billing rates cited above shall be adjusted annually based on the Consumer Price Index for All Urban Consumers for all items published by the United States Department of Labor ("CPI-U"). In consideration for allowing the Village to utilize its gun range previously, for the first six months of this agreement, the Agency will be allotted a 50% discount on the above tiered pricing.

INSURANCE AND INDEMNIFICATION

The Agency shall provide a Certificate of Insurance ("COI"), detailing the actual coverages in force and effect during the term of this Agreement. The COI shall be accompanied by a separate endorsement that designates as additional insured on a Primary & Non-Contributory basis the "Orland Park Police Department and its officers, agents, and employees; the Village of Orland Park and its officers, agents, and employees." The endorsement shall be signed by an officer of the Insurance Company issuing the policy or by an authorized representative agent of the Insurance Company. Intent to notify the Village is not acceptable or sufficient.

Insurance liability coverage limits are required as follows:

Commercial General Liability	Limits
Each Occurrence	\$1,000,000
General Aggregate	\$2,000,000
Automobile Liability	Limits
Combined Single Limit	\$1,000,000
Bodily Injury (per accident)	\$1,000,000
Bodily Injury (per person)	\$1,000,000
Workers' Comp (per statute)	Limits
Employers Liability	
Policy Limit	\$1,000,000
Each Employee	\$500,000

Acceptance of COI and required primary & non-contributory additional insured endorsements by the Village shall not limit or relieve the Agency of any duties and responsibilities assumed by the Agency. Acceptance of COIs not in compliance with all requirements stated in the provisions in this Agreement shall not result in any waiver of these requirements.

The COI and required primary & non-contributory additional insured endorsements shall be sent to the Village of Orland Park, 14700 Ravinia Avenue, Orland Park, IL 60462. The initial COI and required primary & non-contributory additional insured endorsements shall accompany this executed Agreement.

The Agency agrees to indemnify and hold harmless and defend the Orland Park Police Department and the Village of Orland Park, their officers, agents, and employees against all liability of any kind whatsoever resulting from the acts or conduct of the Agency, its agents, representatives or employees in the performance of this Agreement.

To the fullest extent permitted by laws and regulations, Agency agrees to protect, defend, reimburse, indemnify, save and hold the Village of Orland Park its officers, agents and employees and each of them, harmless from any and all claims, expenses, fines, costs, damages, liabilities, losses, causes of action, liens or judgments of any kind or nature whatsoever by reason of any damage to property, including loss of use; or any damage to the environment, including any environmental contamination; or any bodily injury, including death, incurred or sustained by any party hereto, any agent or employee of any party hereto, any other person whatsoever, or any governmental agency, which may arise out of, in connection with, or because of the use or occupancy of the Facility, including but not limited to, the Facility, the exterior of the Facility and grounds, parking areas, pedestrian walkways, vehicular paths and grassy areas, by Agency or its range officer(s), instructor(s), officers, agents, employees, invitees or guests; or Agency's acts, omissions or operations hereunder; or Agency's performance, non-performance or purported performance of this Agreement; or such other acts or omissions of Agency's instructor(s), range officer(s), officers, employees, agents, subcontractors, guests, invitees, or anyone directly or indirectly employed by the Agency. Agency shall pay all claims, losses, liens, settlements or judgments of any nature whatsoever in connection therewith, including but not limited to, reasonable attorney's fees, including attorney's fees on appeal, and costs to defend all claims or suits in the name of the Village, when applicable.

Agency agrees to defend all actions in the name of the Village provided, however, that the Village reserves the right to select its own legal counsel to conduct any defense in any such proceeding. All costs and fees associated therewith shall be the responsibility of the Agency under this indemnification provision.

This Agreement shall become effective upon execution by both parties. The term of this Agreement shall be for a twelve (12) month period from the date of execution. The term of this Agreement shall extend for additional twelve (12) month periods unless either party provides thirty (30) days written notice to the other party prior to the expiration of the twelve (12) month term.

The laws of the State of Illinois will govern all legal proceedings arising out of this agreement and jurisdiction shall rest with the Circuit Court of Cook County.

All of the above terms and conditions establish the entire Agreement between the Parties. This Agreement may be amended only by written agreement of the Parties.

By: _____
Agency (signature required)

By: _____

EXHIBIT A

ORLAND PARK TRAINING CENTER

STANDARD OPERATING PROCEDURES

The objective of the Orland Park Police Department Training Center is to develop law enforcement officers into safe and competent gun handlers. It is the officer's responsibility to conduct themselves in a mature manner and use common sense in the safe handling procedures with all duty related weapons and or equipment. The following range rules and firearms safety standards will be adhered to by everyone engaged in firearms training while at the facility; an item not clearly understood should be brought to the attention of the Range Officer for further explanation. Infractions of, or disregard for, firearms safety will be dealt with promptly.

The Facility is available solely for use by law enforcement agencies and law enforcement officers currently employed by that agency.

I. SAFETY RULES AND REGULATIONS

1. Each time a weapon is picked up for any purpose, point the weapon in safe direction, open the action and make a VISUAL and PHYSICAL inspection to ensure it is unloaded. Consider every weapon as loaded until you have personally proven otherwise. Never turn in or accept a weapon unless the cylinder or action is open.
2. Do not leave a loaded weapon unattended.
3. When transporting unholstered weapons:
 - a. Semi-Automatic - The magazine removed, slide locked to the rear, muzzle pointed down, and the strong hand holding it by the grip.
 - b. Revolver - The cylinder will be in the open position with the strong hand holding it by the grip.
 - c. Shotgun - The weapon will be carried in a port arms position, muzzle up, with the action open and the safety on.
 - d. Rifle - The magazine will be removed, the bolt locked open with the safety on. The weapon will be carried in a port arms position, muzzle up.
4. Do not place your fingers within the trigger guard until you are pointing the weapon at the target. This is especially important when drawing the weapon from the holster.
5. Do not load a weapon until the command is given.
6. The muzzles of all weapons will be pointed downrange when not holstered, and at no time will point a weapon over the top of the targets.
7. Do not handle a weapon on the firing line while there is someone down range. Dry firing is allowed only on the firing line under the supervision of the Range Officer.
8. No conversations are allowed while on the firing line during a course of instruction or firing drill.
9. If you drop a weapon accidentally do not pick it up- let it lay, report it to a Range Officer who will immediately inspect the weapon to ensure that it can function.
10. The action of all weapons will be open when being carried to and from the firing line and while in the classroom (or the weapon will be holstered/cased).
11. Never bend over to retrieve dropped ammunition/magazines during loading or unloading procedures. You will be permitted to do so after the line has been declared safe. You will then be instructed when to pick up speed loaders, loading strips, magazines or other dropped equipment.
12. Holstered weapons will be secured in the holsters except while in the process of drawing a weapon. Do not smoke, eat, or drink on the firing line.
13. Do not remove any live ammunition from the range. All unfired rounds will be returned to the Range Officer after the day's firing has been completed, with the exception of that ammunition which has been issued for duty use.
14. Anytime you observe an unsafe act which endangers someone, you have the responsibility to call a "CEASE FIRE" and report the incident to Range Officer.
15. Any injury sustained during firearms training, regardless of how minor it may seem, will be reported to the Range Officer immediately to assure that proper paperwork regarding the injury is documented.
16. For your protection, it is MANDATORY that all students wear eye protection, ear protection, and body armor while engaged in live fire on the range.
17. When you are instructed to step up to the firing line remain there unless told to do otherwise.
18. Do not turn around on the firing line or look behind you.

II. GENERAL RANGE INFORMATION

WEAPONS

1. Prior to being used on the firing line, or for any exercise, all weapons will be inspected by the Range Officer.
2. All weapons are expected to be clean and in proper working condition prior to being used on the firing line or for any exercise.
3. All support equipment will be inspected and will be in proper working condition prior to being used on the firing line or for any exercise.
4. It is the responsibility of each individual to provide their own cleaning equipment for the purposes of cleaning their respective weapons at the completion of the training exercise.
5. It is the responsibility of each individual to provide proper clothing.

FACILITIES AND EQUIPMENT

1. All users and visitors are asked to park their vehicles in the designated parking lot.
2. All users and visitors must check in with the Range Officer and sign the daily range log. Observers are only allowed in designated areas must wear eye protection and ear protection.
3. Telephones are provided for official calls only.
4. First-Aid kits and AED are available at the range.
5. Restrooms are provided.
6. Eating and drinking are permitted in designated areas only. Push chairs under table when leaving classroom. Do not leave paper, trash or personal belongings on the tables when leaving classroom.
7. Range equipment is not to be abused. Any broken equipment should be reported to an instructor immediately.
8. Live ammunition/loaded weapons are not to be taken into the classroom. Clearing barrels are to be used to clear all weapons prior to entering the classroom and reporting to a range instructor.
9. Only factory loaded ammunition will be allowed during any training exercise for all makes, models and calibers of those weapons that are being utilized. Reloaded, outdated or old ammunition is prohibited.
10. All weapons that are currently being utilized by law enforcement agencies are allowed for use. Any exotic type weapons/calibers must be approved by the OPPD Range Officer, prior to being used at the training facility. All tear gas, O.C. gas, or smoke grenades must also be approved prior to being used at the training facility.
11. All weapons being utilized for any training exercise must be logged by make, model, serial number and caliber on the daily log in sheet.
12. All shooters are responsible for picking up brass after completing the training/firing exercise. Brass buckets will be provided on the range. Range clean up and cleanup of brass should only be done when directed to do so by the Range Officer. Outside agencies are responsible for removing their expended brass when they leave the range.

RULES OF CONDUCT

1. No use or possession of alcohol or drugs is permitted either on the site or prior to entry thereto.
2. No unsafe acts or horseplay are permitted at any time.
3. The driving of vehicles on the range will only be allowed at the direction of the Range Office.
4. No one is permitted on to the firing line without being instructed to do so by the Range Officer. Firing of weapons can occur only after the Range Officer declares the range "open" and "commence firing." The Range Officer must declare the range "closed" before entrance on to the firing line is permitted.
5. The OPPD Range Officer and/or the Orland Park Chief of Police or designee reserves the right to deny immediate and future access for any individuals who violate the rules of conduct or are otherwise a threat to safety and security.

SCHEDULING RANGE DATES (Contracted Agencies)

1. Any agency that holds a current Intergovernmental Agreement for use of the Orland Park Training Center and wishes to reserve training dates must contact the Orland Park Chief of Police's designee.
2. Agencies wanting to schedule dates and times for training must reserve those dates two weeks in advance of the actual training.
3. Agencies will be billed at the end of the month for their use of the Training Center.



Interoffice Memo

Date: September 17, 2025
To: John Urbanski, Public Works Director
From: Kelly Mulqueeney, Street Superintendent
Subject: 2025-2026 Bulk Road Salt Purchase

Presented for the Committee of the Whole and Board Meeting agenda for consideration and possible action.

Description: This purchase agreement locks in the price for bulk road salt from Morton Salt, Inc. delivered to the Public Works facility at \$74.49 per ton. Under this agreement the Village is required to take a minimum delivery of 5,500 tons of salt over the winter season.

The total estimated cost for 2025-2026 \$409,695

A request for a purchasing agreement proposal for bulk rock salt was requested from 4 companies. The following four (4) responses were received:

Morton Salt, Inc./ Central Salt LLC	Chicago, IL	\$74.49 per ton
Compass Minerals	Chicago, IL	Declined
Chicago Salt	Chicago, IL	\$98.00 per ton
Cargill	North Olmsted, OH	No response

Background: Central Management Services (CMS) contracts for a state-wide purchase for bulk road salt supply. The median cost per ton for surrounding communities that participated was released at \$75.66 per ton. This cost is historically higher per ton than what we have received by pricing individually.

Budget / Finance: Funding for this purpose is available in the Road & Bridge and Commuter Parking Lot Operating & Maintenance Funds.

O&M Budget Road & Bridge amount available	\$410,000
O&M Odyssey Street Fund amount available	\$10,000
Amount required for salt purchase	(\$409,695)
Amount UNDER budget	\$10,305

Staff Direction Request:

1. Approve purchase agreement with Morton Salt, Inc. for the FY26 bulk salt purchase in the amount of \$74.49 per ton.
2. Direct Staff as necessary.

THE VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

**RESOLUTION
NO. 2025-R-122**

**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY
PARK AND MORTON SALT, INC. FOR BULK ROAD SALT PURCHASE**

**MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK**

**WILLIAM P. BRADY
WILLIAM A. BRENNAN
DENNIS P. MAHONEY
MICHAEL G. MUELLER
KENNETH E. SHAW
COLLEEN M. SULLIVAN
Board of Trustees**

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park

RESOLUTION NO. 2025-R-122

**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK
AND MORTON SALT, INC. FOR BULK ROAD SALT PURCHASE**

WHEREAS, the Village of Tinley Park, Cook and Will Counties, Illinois, is a Home Rule Unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have considered entering into a Contract with Morton Salt, Inc., a true and correct copy of such Contract being attached hereto and made a part hereof as **EXHIBIT 1**; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interests of said Village of Tinley Park that said Contract be entered into by the Village of Tinley Park;

NOW, THEREFORE, Be It Resolved by the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, as follows:

Section 1: The Preambles hereto are hereby made a part of, and operative provisions of, this Resolution as fully as if completely repeated at length herein.

Section 2: That this President and Board of Trustees of the Village of Tinley Park hereby find that it is in the best interests of the Village of Tinley Park and its residents that the aforesaid "Contract" be entered into and executed by said Village of Tinley Park, with said Contract to be substantially in the form attached hereto and made a part hereof as **EXHIBIT 1**.

Section 3: That the President and Clerk of the Village of Tinley Park, Cook and Will Counties, Illinois are hereby authorized to execute for and on behalf of said Village of Tinley Park the aforesaid Contract.

Section 4: That this Resolution shall take effect from and after its adoption and approval.

ADOPTED this 21st day of October 2025, by the Corporate Authorities of the Village of Tinley Park on a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 21st day of October 2025, by the President of the Village of Tinley Park.

Village President

ATTEST:

Village Clerk

EXHIBIT 1

CONTRACT WITH MORTON SALT, INC. FOR BULK ROAD SALT PURCHASE

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2025-R-122, “**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND MORTON SALT, INC. FOR BULK ROAD SALT PURCHASE,**” which was adopted by the President and Board of Trustees of the Village of Tinley Park on October 21, 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of October, 2025.

VILLAGE CLERK



SEP 16, 2025

Village of Tinley Park
16250 Oak Park Avenue
Tinley Park IL 60477-1628

Dear Sir/Madam

MORTON SALT, INC. is pleased to offer you the following bulk deicing salt pricing for the season 2025/2026.

Description	Valid From	Valid To	Transport Mode	Min Order
Bulk Safe-T-Salt	SEP 01, 2025	APR 30, 2026	Delivered	MS Dump Truck Standard UNLIMI 25 TON
5500 TON 5940075022/720			MORTON CALUMET(CH	74.49 USD per TON
Total Tons:	5500 TON			

Do you wish to change the tonnage? Yes ___ No ___ Upon approval, new total requested tonnage is: _____
Tons

Reason for tonnage change: _____

Delivered prices are based upon full truckload quantities from SELLER's location listed above to the delivery address shown below.

Terms are net 30 days, contingent on credit approval. Initial order must be placed by December 31, 2025. Applicable taxes and charges are extra, as Contemplated by the Standard Terms for Bulk Deicing Customers 2025/2026 Winter Season ("Standard Terms") attached herein and expressly made a part hereof.

Tonnage Commitment: SELLER agrees to supply up to 100% of the Quoted Tonnage, and CUSTOMER guarantees to purchase a minimum of 40% of the total Quoted Tonnage by December 31, 2025 and a minimum of 0% of the total Quoted Tonnage by March 31, 2026. If CUSTOMER fails to purchase the minimum 40% by December 31, 2025, SELLER reserves the right to terminate this quote. SELLER will invoice CUSTOMER for any shortfall below the minimum committed tonnage at the quoted price, plus any applicable taxes or charges payable by CUSTOMER, within thirty (30) days of the purchase deadline.

Please review your account information and advise if any changes are required:

Delivery Address:
VLG TINLEY PARK-IL
7980 183RD ST
TINLEY PARK IL 60477-3679

Name and Title of Customer's authorized representative:

Customer #3656176

Email Address: _____

Phone Number: _____



MORTON SALT

To confirm and accept this quote, please sign this form and return via e-mail, mail, or fax to SELLER within seven (7) days of the date of this quote.

Return to:
Customer Service
Email: buyroadsalt@mortonsalt.com
Fax : (630) 214-0725
444 W Lake Street
Suite 2900
Chicago, IL 60606

CUSTOMER ACCEPTANCE: I accept this price quote for CUSTOMER for season 2025/2026 .

CUSTOMER's Signature: _____ Date: _____

*This quote is valid for acceptance by CUSTOMER within seven (7) days after the date of issuance. If this form is not signed and returned by CUSTOMER to SELLER within seven (7) days, then the quote is null and void. This quote is not binding on SELLER unless and until CUSTOMER has completed a New Customer Account form or updated its existing account files, as applicable, and CUSTOMER's signed acceptance form is accepted and confirmed in writing by SELLER.
*

Customer # 3656176

Orders should be placed through myMorton at mymortonsalt.com/login
To place orders and view invoices 24/7, logon or register at mymortonsalt.com/login

For future correspondence, if your email address will change, please provide it below.

Email address for quote communication: _____



STANDARD TERMS FOR COMMERCIAL BULK DEICING SALT CUSTOMERS (2025/2026 WINTER SEASON)

“SELLER” means Morton Salt, Inc. unless otherwise stated on the quote form.

“CUSTOMER” means the customer signing the price quote; and “TONS” means short tons

1. Orders based on the price quote are subject to the terms and conditions set forth herein, and no agreement or other understanding in any way modifying or supplementing these conditions shall be binding upon SELLER unless made in writing and signed by an authorized executive of SELLER.
2. All orders are subject to product availability. SELLER reserves the right to decline any order, suspend a shipment, or terminate an existing order for any reason that affects SELLER's ability to deliver product, including, without limitation, conditions at production facilities or terminals of SELLER or SELLER's affiliates.
3. Effort will be made to ship Product as soon as possible after an order is accepted by SELLER, however SELLER shall not be responsible for any delay or failure to deliver caused wholly or in part by any cause not resulting from SELLER'S negligence, including without limitation, fire, flood, accident, strike, labor trouble, civil commotion, acts of terrorism, war, demands, requests or requirements of governmental authority, failure in production equipment, product availability, inability to obtain fuel, power, raw materials or shipping capacity or acts of God, including snow, ice or other weather-related problems. Transportation surcharges may be applied in the event of significant cost increases in transportation beyond the reasonable control of SELLER.
4. Please order at least 24 hours prior to the expected delivery date. Delivered pricing quotes are based on shipments made in dump trucks carrying a minimum quantity of 22-25 tons per shipment, except for the following: in Michigan, there is 50-ton minimum quantity (or single trailer 25-ton minimum); in Utah: a 40-ton minimum (or single trailer, 25 ton minimum or in-axle truck 18-ton minimum); in Ohio: pile delivery-200 ton minimum; a 10-ton minimum per truck pickup where offered and available. Normal delivery is 1 to 5 business days.
5. Prices quoted are good for the product sourced from the stated shipping location. Any orders for product quantities exceeding Quoted Tonnage is subject to product availability and may be declined by SELLER with no liability to Customer, or may be sourced from an alternate shipping location within SELLER's network of affiliates, and are subject to price adjustment for incremental transportation costs incurred by SELLER to fulfill such orders. SELLER reserves the right: (i) to direct Customer pickups to an alternate shipping locations within a specific market (within fifty(50) miles of the original shipping location), depending on SELLER's inventory availability, and (ii) charge a fee for any in-transit load that is diverted from its original destination in order to fulfill CUSTOMER's order. For delivered pricing quotes, if fuel costs rise to a level requiring carriers to implement a fuel surcharge, SELLER reserves the right to invoice Customer for the fuel surcharge amount as an additional charge that will be shown as a separate line item on the invoice. If implemented, the fuel surcharge amount may vary weekly, and are based on the fuel cost averages published at www.eia.doe.gov.
6. Orders must be placed via myMorton online portal whenever possible. Orders placed for pickup may not be available for 24 hours from the time the order is placed.



7. SELLER warrants the product sold hereunder is suitable for ice control only. SELLER's liability is limited to providing additional material, to the extent any material is shown to be otherwise than warranted, and SELLER shall be in no event liable otherwise or for indirect or consequential damages. THIS WARRANTY IS EXCLUSIVE AND IN LIEU OF ALL OTHER WARRANTIES, INCLUDING BUT NOT LIMITED TO, ANY IMPLIED WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE.
8. Any claims of quantity errors, quality issues, or damages must be made in writing to SELLER within five (5) days of delivery and must include satisfactory evidence. Customer, by acceptance of the Product, assumes all risk and responsibility incident to the handling and use of said product and for the results obtained through the use of said material, and shall indemnify and hold SELLER harmless of and from any and all claims with respect thereto.
9. The price quote does not include any taxes or other government charges levied, imposed or otherwise required with respect to the production, delivery, storage, handling, sale or use of product sold hereunder, and all such applicable taxes and government charges will be added to the price at the time of invoicing(or, if applicable, such later date) and will be paid by CUSTOMER. All Purchases are subject to the appropriate sales tax rate, and the Customer will be charged such tax unless CUSTOMER is exempt and has provided SELLER with the appropriate sales tax exemption certificate for CUSTOMER.
10. Payment is due net thirty (30) days, subject to SELLER's Credit Department approval. SELLER reserves the right to charge a one and a half percent (1.5%) per month service charge on amounts outstanding more than thirty (30) days from the date of the invoice, effective as of the thirty-first day from the date of invoice. Such service charge will become part of CUSTOMER's outstanding balance. SELLER also reserves the right upon notice to CUSTOMER to condition any future shipments (including those previously ordered or in transit) upon SELLER'S receipt of cash, certified or cashier's check in the amount of the invoiced price for such shipments and inclusive of all freight.
11. All orders are subject to Morton's Salt Terms and Conditions of Business Credit and Sale, the provisions of which are hereby incorporated herein and expressly made part hereof. To the extent of any conflict and ambiguity, the specific terms of this price quote will take priority and prevail.
12. In the event of the product shortage, SELLER has the right to allocate available product among its customers, including itself.
13. This price quote and terms herein are constructed and governed by the laws of the state of Kansas. CUSTOMER irrevocably attorns and submits to the jurisdiction of the federal and state courts located in Kansas and waives objection to the venue of any proceeding in any such court or that such court provides an inconvenient forum.
14. The rights and obligations of CUSTOMER are not assignable without SELLER's prior written consent. SELLER may assign its right obligations hereunder to a subsidiary or affiliate without CUSTOMER's prior written consent.
15. This quote, including the specific provisions above and the provisions incorporated herein and expressly made part hereof, constitutes the entire agreement of the parties with respect to the subject matter hereof and supersedes any and all terms and conditions which may be contained in any agreement, purchase order or other writing of any nature prior to the date hereof.

PUBLIC COMMENT

STAFF COMMENT

BOARD COMMENT

EXECUTIVE SESSION